

Municipality of Neebing
4766 Highway 61 Neebing, ON P7L 0B5
T: 807-474-5331 F: 1-807-474-5332

Application for Consent

The Applicant consents to an inspection of the property by members of the Neebing Municipal Council and by municipal staff. The undersigned hereby applies to the Neebing Municipal Council under the Planning Act, R.S.O. 1990, c. P. 13, as amended.
THE INFORMATION IN THIS APPLICATION IS COLLECTED FOR THE PURPOSE OF CREATING A RECORD THAT IS AVAILABLE TO THE GENERAL PUBLIC.

1. Owner/Applicant Information:

Name: *Randolph Jeffrey Gamerschlag*

Tel:

Address: *5751 Highway 61*

Fax:

City/Prov/PC: *Neebing, ON P7L 0B5*

Email: *randyg@fbaytel.net*

Name: *Douglas Allen Gamerschlag*

Tel:

Address Same As Owner Above Or

Fax:

City/Prov/PC:

Email:

2. Agent Information Acting On Behalf Of Owner (If Any):

Name: *Ericksens LLP*

Tel: *807-345-1213*

Address: *291 Court St. S*

Fax:

City/Prov/PC: *Thunder Bay, ON P7B 2Y1*

Email: *ejurakko@ericksensllp.com*

3. Indicate the type of transaction for which the severance is required (Mark X):

To sell/transfer property

To approve a lease with a term over 21 yrs.

To add property to another (consolidate)

For a mortgage over part of the land

To provide an easement/right of way

Other (specify):

Provide the names of other parties involved, if known. (i.e. purchaser, mortgagor, tenant, person requiring easement, etc.)
*Purchasers - Hayden Edward James Van Grieken
Emma Kaskeas Brender*

4. If there are existing easements, rights of way, restrictive covenants, mortgages, or any other encumbrances currently on the property, please provide details. If there are no encumbrances, please indicate so.:

Mortgage over property, being retained - T4276238

Sold PIN is free of any encumbrances.

5. Property legal description:			
Assessment Roll Number:	58-01- 040-007-07300 Retained 040-007-07400 Severed		
Municipal Address (Or Abutting Road Name If Property Has No Address)	24 West Jarvis Pay Road, Crookes, ON to be severed - PIN 62274-0037		
Registered Plan No.:	PIN: 62274-0036 62274-0037	Mining Location No.:	
Reference Plan No.:			Lot No.:
Concession No.:	Part No.:	Sec. No.:	
6. Physical description/dimensions of the parcel that will be RETAINED after severance: PIN 62274-0030			
Frontage in Meters:	201.168 m	Depth in Meters:	irreg - 603.504 m
Area in Square Meters:	497,600 m ²	Area in Hectares:	49.76 hectares
Number of Buildings and Structures	Existing: Vacant	Proposed: Vacant	
Use of the Land	Existing: Vacant	Proposed: vacant	
Official Plan Designation:	Rural	Zoning: Rural	
7. Physical description/dimensions of the parcel(s) that will be SEVERED:			
FIRST PARCEL: PIN 62274-0037 - PCL 5436 SEC DFWF; PT NW 1/4 SEC 2 CON 3 CROOKS AS IN LEW25709; NEGRING			
Frontage in Meters:	89.962 m	Depth in Meters:	89.962 m
Area in Square Meters:	8,093.16144 m ²	Area in Hectares:	0.81 hectares
Number of Buildings and Structures	Existing: None	Proposed: unknown	
Use of the Land	Existing: Vacant	Proposed: unknown	
Official Plan Designation:	Rural	Zoning: Rural	
SECOND PARCEL (if applicable):			
Frontage in Meters:			Depth in Meters:
Area in Square Meters:			Area in Hectares:
Number of Buildings and Structures	Existing:	Proposed:	
Use of the Land	Existing:	Proposed:	
Official Plan Designation:			Zoning:
THIRD PARCEL (if applicable):			
Frontage in Meters:			Depth in Meters:
Area in Square Meters:			Area in Hectares:
Number of Buildings and Structures	Existing:	Proposed:	
Use of the Land	Existing:	Proposed:	
Official Plan Designation:			Zoning:

8.(a) Road access to retained parcel	Mark (X)	(b) Road access to severed parcel(s)	Mark (X) SEVERED PARCEL		
			1	2	3
Provincial Highway		Provincial Highway			
Municipal Road	X	Municipal Road	X		
Private Road		Private Road			
Right of Way		Right of Way			
Water Only**		Water Only**			

**** (c) Where access is proposed by water only, indicate on the sketch or in the space below, the parking and docking facilities to be used and the approximate distance of these facilities as well as the nearest public road from the subject lands.**

9.(a) Water supply to the retained parcel	Mark (X)	(b) Water supply to the severed parcel(s)	Mark (X) SEVERED PARCEL		
			1	2	3
Privately Owned & Maintained Well		Privately Owned & Maintained Well			
Lake		Lake			
Other (specify): <i>Vacant Land</i>	X	Other (specify): <i>Vacant Land</i>	X		

10.(a) Septic service to the retained parcel	Mark (X)	(b) Septic service to the severed parcel(s)	Mark (X) SEVERED PARCEL		
			1	2	3
Privately Owned & Maintained Septic System		Privately Owned & Maintained Septic System			
Outhouse/Privy		Outhouse/Privy			
Other (specify): <i>Vacant Land</i>	X	Other (specify): <i>Vacant Land</i>	X		

11. Has the land ever been the subject of an application for a plan of subdivision under the Planning Act or a prior consent under the Planning Act?

YES NO

If YES, provide the File/Application Number, date of application, and the result and decision with respect to the application.

12. Were any land parcels severed from this property since October 4, 1972?

YES NO

If YES, advise how many times the property has been severed and when this happened.

two (2)

13. Have any land parcels been severed from the original parcel that was acquired by the Applicant?

YES

NO

If YES, advise how many times the property has been severed and when this happened.

14. Is the subject land the subject of any other applications under the Planning Act?

YES

NO

If YES, provide the file/application number and the status of such applications.

Official Plan Amendment:

Plan of Subdivision:

Zoning By-law Amendment:

Minor Variance:

Minister's Zoning Order:

Consent:

15. Is this application consistent with the Provincial Policy Statement issued under the Planning Act?

YES

NO


CERTIFICATE OF THE APPLICANT

I/We Randolph Gomerschlag & Douglas Gomerschlag of the Municipality/Township/City of Nepean in the Province of Ontario, solemnly declare that the statements contained in this application are true. I/We make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath and by virtue of the Canada Evidence Act.

Jointly and severally (delete if not required) at the

Municipality/Township/City of Thunder Bay

This 22 day of November, 2023.



Commissioner for Taking Affidavits

Evan A. Juraska
Lawyer

Applicant(s) Signature:

R Gomerschlag

Douglas Gomerschlag

If the Applicant is a Corporation, the application shall be signed by an Officer of the Corporation and the Corporate Seal shall be affixed – or written authorization from the Corporation signed by an individual who has authority to bind the Corporation.

Owner's/Owners' Authorization for an Agent to make the application on his/her/their/ behalf/believes:

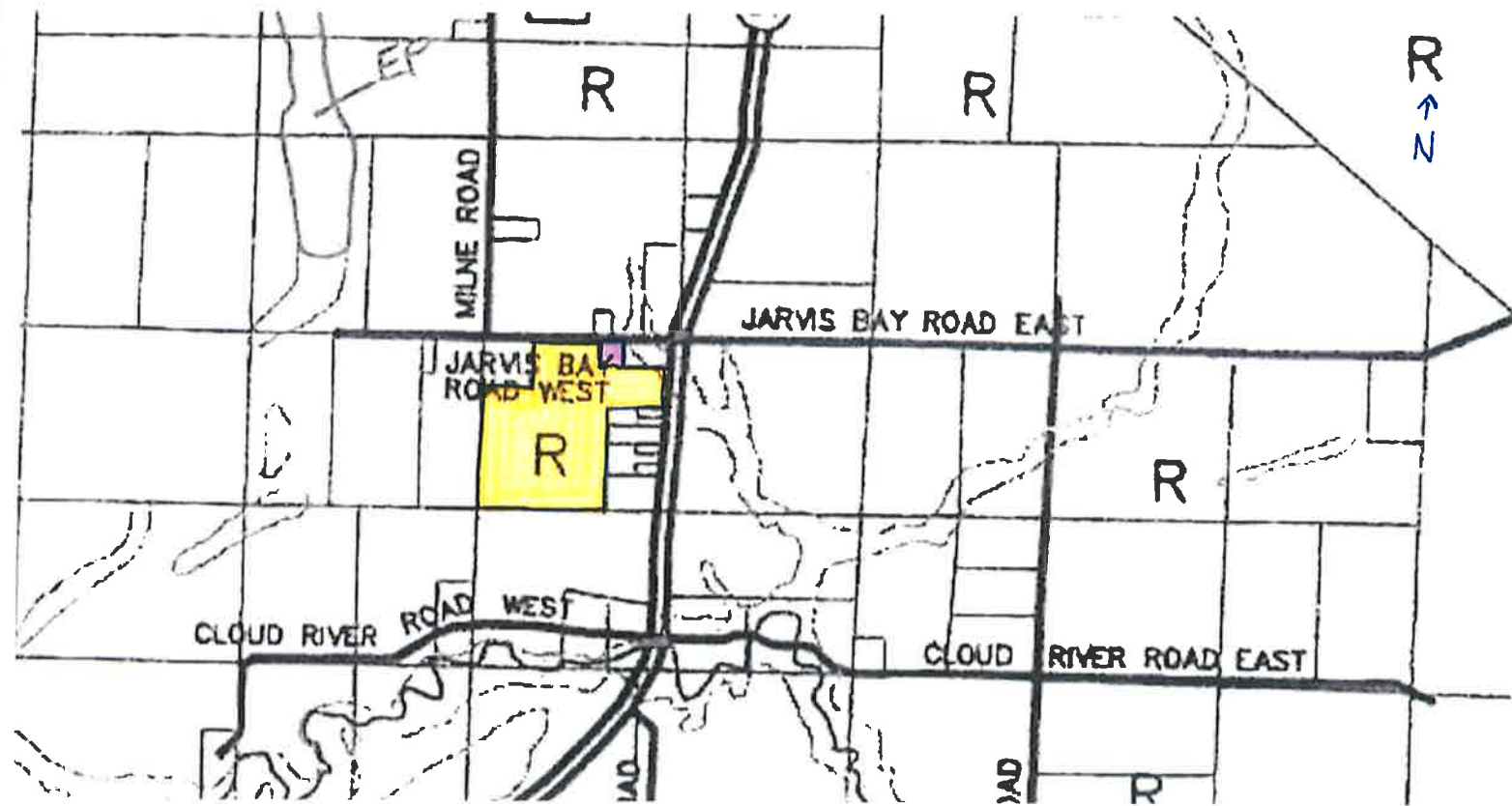
I/We authorize Ericksens LLP (name of Agent) to act on my/our behalf in submitting this application, which is filed with my/our knowledge and consent.

R Gomerschlag Douglas Gomerschlag

Owner/Owners' Signatures

Nov 22 / 23
~~Oct 25 / 23~~

Date



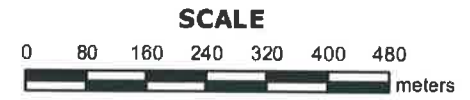
■ - 5751 HWY 61 - PIN 62274-0036

■ - PIN - 62274 - 0037



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FOR EJUURAKKO



PROPERTY INDEX MAP THUNDER BAY(No. 55)

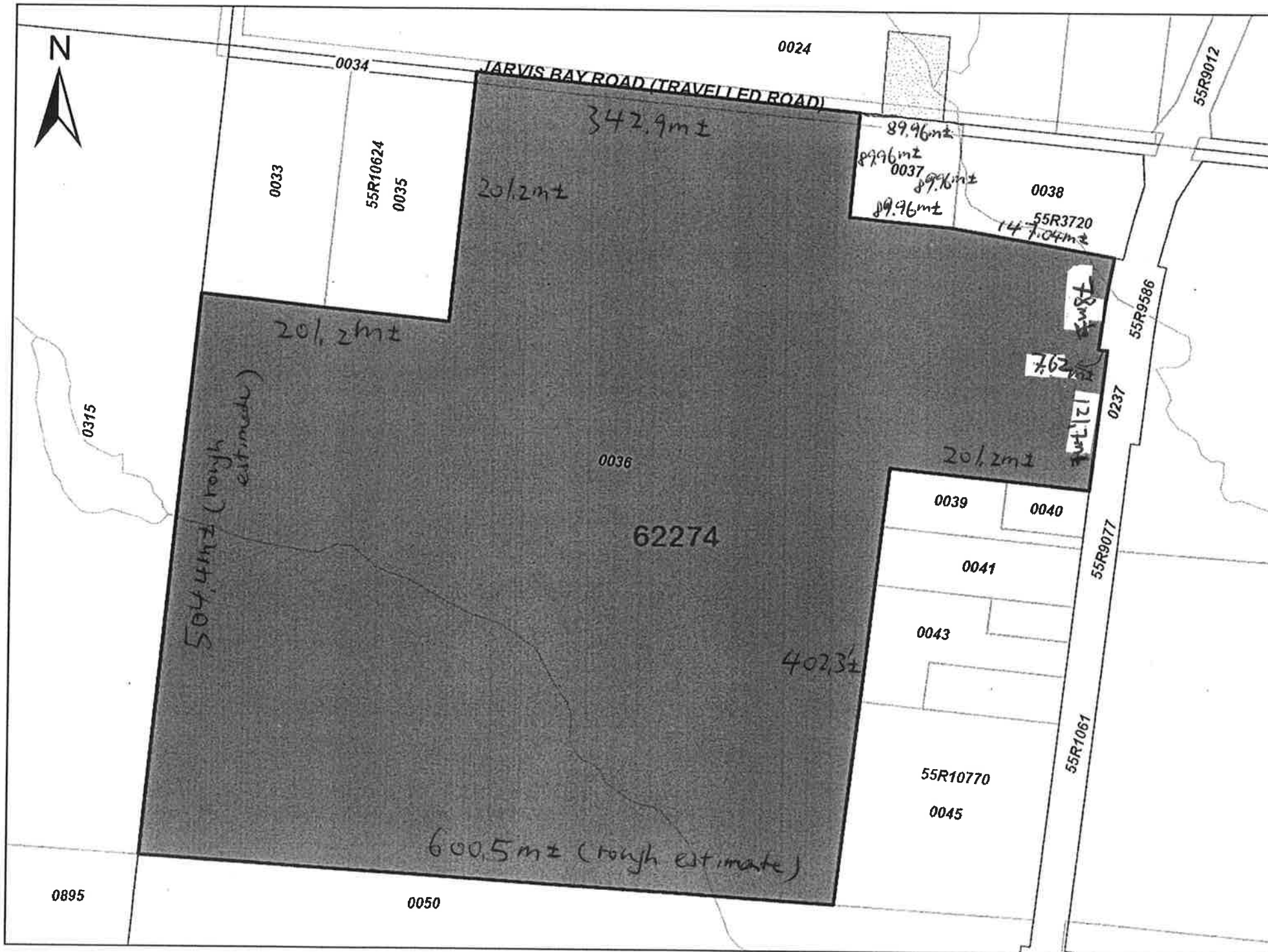
LEGEND

FREEHOLD PROPERTY	
LEASEHOLD PROPERTY	
LIMITED INTEREST PROPERTY	
CONDOMINIUM PROPERTY	
RETIRED PIN (MAP UPDATE PENDING)	
PROPERTY NUMBER	0449
BLOCK NUMBER	08050
GEOGRAPHIC FABRIC	
EASEMENT	

THIS IS NOT A PLAN OF SURVEY

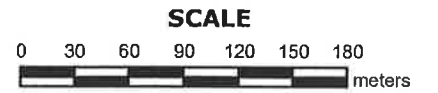
- NOTES**
- REVIEW THE TITLE RECORDS FOR COMPLETE PROPERTY INFORMATION AS THIS MAP MAY NOT REFLECT RECENT REGISTRATIONS
 - THIS MAP WAS COMPILED FROM PLANS AND DOCUMENTS RECORDED IN THE LAND REGISTRATION SYSTEM AND HAS BEEN PREPARED FOR PROPERTY INDEXING PURPOSES ONLY
 - FOR DIMENSIONS OF PROPERTIES BOUNDARIES SEE RECORDED PLANS AND DOCUMENTS
 - ONLY MAJOR EASEMENTS ARE SHOWN
 - REFERENCE PLANS UNDERLYING MORE RECENT REFERENCE PLANS ARE NOT ILLUSTRATED





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APPROX MEASUREMENTS

FOREST

503.77 m

201.17 m RESIDENTIAL

FOREST

600.46 m

FORESTED

201.17 m

342.91 m

JARVIS BAY RD WEST

HAY FIELD

402.34 m

39.96

2A
VACANT
LAND

39.96

39.96

39.96 m CREEK

PILE BUILDINGS

HAY SHED

SHOP

ROAD

BALER

HOUSE

WELL

RESIDENTIAL

180.75 m

158.5 m

RESIDENTIAL

HAY 01