



TOWN OF NEW TECUMSETH SITE PLAN APPLICATION

24 Tupper Street West

Alliston, Ontario L9R 1H2

www.newtecumseth.ca

GENREAL INFORMATION

This application form must be completed in its entirety and submitted to the Town for consideration.

Pursuant to Section 41 of the Ontario Planning Act (R.S.O. 1990), the Council for the Corporation of the Town of New Tecumseth has, by By-law 2002-20, and amended by By-law 2005-051, designated the entire Town of New Tecumseth planning area a site plan control area, save and except for the following:

1. All areas zoned "Single or semi-detached Residential"
2. Those parts of areas zoned "Agriculture" which are used for horticultural purposes
3. Those parts of areas zoned "Agriculture" which are used exclusively for crop production, and farm residential purposes

The purpose of the Site Plan approval process is:

- 1 To implement the objectives of the Official Plan for the Town of New Tecumseth
2. To ensure conformity to the Town's Zoning By-law and other appropriate By-laws and regulations
3. To ensure that development is consistent with the Town's Urban Design Guidelines
4. To ensure development is compatible with the natural environment of the surrounding area
5. To ensure the Town of New Tecumseth technical and submission guidelines are satisfied

The Applicant will be required to submit an application fee and deposit as part of the application. Typical fee requirements are outlined under Appendix C of the Site Plan Submission Guidelines.

Complete and accurate submissions are required to ensure that the file can be processed. Incomplete or inaccurate applications will be returned for re-submission. Except for required signature(s), answers must be typed or neatly printed in dark ink, suitable for reproduction. All Sections must be completed or marked "N/A" (not applicable), as the case may be.

SITE PLAN APPLICATION CHECKLIST

BEFORE SUBMITTING AN APPLICATION, PLEASE ENSURE THE FOLLOWING IS COMPLETED:

- A complete application form
- 3 full size sets of drawings letter size 216mm x 280mm (8½" x 11"). Rolls will not be accepted.
- 3 sets of reports and supporting documents
- 1 electronic set of plans and reports
- Application fee
- Application deposit

1. APPLICANT INFORMATION			
NAME	COMPANY		
ADDRESS	CITY	PROVINCE	POSTAL CODE
EMAIL	PHONE NO.		
APPLICANT IS:			
PROPERTY OWNER	<input type="checkbox"/>	AUTHORIZED AGENT OF PROPERTY OWNER	<input type="checkbox"/>

2. PROPERTY INFORMATION
ADDRESS
LEGAL DESCRIPTION
DATE LANDS ACQUIRED BY OWNER:

3. REGISTERED PROPERTY OWNER INFORMATION			
REGISTERED OWNER	CONTACT NAME		
ADDRESS	CITY	PROVINCE	POSTAL CODE
EMAIL	PHONE NO.		

4. OWNER'S AUTHORIZATION	
<p>I (we), _____ being the registered owner(s) of the subject lands, hereby <small>(Name(s) of owner, individuals or company)</small></p> <p>authorize _____ to prepare and submit a Site Plan Control Application. <small>(Name of Agent)</small></p> <p>_____ Date _____</p> <p>Signature of Owner</p>	
<p>Note: If the owner is an incorporated company, the company seal shall be applied. If there is not a company seal, a statement of authority to bind is required.</p>	

5. DEVELOPER CHARGE BACK INFORMATION (INVOICES RELATED TO THE PROJECT WILL BE SENT TO THE CONTACT BELOW)			
CONTACT NAME	COMPANY		
ADDRESS	CITY	PROVINCE	POSTAL CODE
EMAIL	PHONE NO.		

6. AGREEMENT ON COSTS	
I have enclosed the applicable application processing fees and deposits.	
I, _____, being the applicant for the subject lands, hereby agree that <small>(Name of Applicant)</small>	
notwithstanding that the agent may make payments on my behalf, shall be solely and fully responsible for paying all costs the Municipality may incur in the processing of this application. I further agree that such costs shall be paid promptly upon being invoiced by the Town, failing which such costs, interest, and administration fees may be collected which may include recovering costs as taxes.	
Note: Development Charges may be applicable to the development, which this application, if approved, will facilitate. Any questions with respect to the applicability of the Town's Development Charge By-law should be made to the Manager of Finance.	
_____	_____
Signature of Applicant	Date

7. PROJECT INFORMATION			
PROVIDE A DETAILED DESCRIPTION OF THE PROPOSAL			
EXISTING GFA TO REMAIN	PROPOSED GFA	TOTAL GFA	
m ²	m ²	m ²	
ROLL NUMBER(S)		NUMBER OF COMMERCIAL/INDUSTRIAL UNITS	
TYPE OF USE		NUMBER OF RESIDENTIAL UNITS	
RESIDENTIAL <input type="checkbox"/>	INDUSTRIAL <input type="checkbox"/>	1 BEDROOM	
COMMERCIAL <input type="checkbox"/>	INSTITUTIONAL <input type="checkbox"/>	2 BEDROOM	
NUMBER OF STOREYS		OTHER	

8. ZONING INFORMATION	ZONING BY-LAW REQUIREMENTS	EXISTING	PROPOSED
LOT COVERAGE (%)			
FRONT YARD SETBACK			
EXTERIOR YARD SETBACK			
INTERIOR YARD SETBACK			
REAR YARD SETBACK			
BUILDING HEIGHT			
GROSS FLOOR AREA			
LANDSCAPE OPEN SPACE (%)			
PLANTING STRIP WIDTH			
PARKING SPACES			
LOADING SPACES			
DRIVEWAY WIDTH			

9. SERVICING	TYPE OF SERVICING	EXISTING		PROPOSED	
		YES	NO	YES	NO
Potable Water System	Municipal owned and operated piped water system				
	Privately owned and operated well				
	Lake or other water body				
	Other means				
Sewage Disposal ¹	Publicly owned and operated sanitary sewer				
	Privately owned and operated individual septic tank				
	Privately owned and operated communal septic system				
	Privy				
	Other				
Storm Drainage	Storm sewer				
	Ditches/Swales				
	Other				
Roads ²	Provincial Highway				
	Municipal road – Maintained year round				
	Municipal road – Maintained seasonally				
	Other public road				
	Private easement				
Other Services	Electricity				
	School Busing				
	Garbage Collection				
	Natural Gas				

¹Development utilizing privately owned and operated individual or communal septic systems producing more than 4,500L/day of effluent are required to submit a servicing options report and a hydrological report in support of the application.

²If access to the subject land is by private road, or if “other public road” or “private easement” was indicated, the Owner of the land or road, and the entity responsible for its maintenance and whether it is maintained seasonally or year round must be made known as part of the application.

10. DECLARATION

I (we), _____, of the _____ of _____, County/Region of _____ solemnly declare that all the statements contained in this application and all supporting documentation are true, and 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**.

DECLARED before me at the _____ in the County/Region of _____, this _____ day of _____, _____.

Signature of Owner(s) or Authorized Agent

Signature of Commissioner

Signature of Owner(s) or Authorized Agent

11. APPLICANT'S CONSENT (FREEDOM OF INFORMATION)

In accordance with the provisions of the Planning Act, it is the policy of the Town of New Tecumseth to provide public access to all development applications and supporting documentation. In submitting this development application and support documentation, I _____ the applicant, hereby acknowledge the above noted and provide my consent in accordance with the provisions of the Municipal Freedom of Information and Protection of Privacy Act that all the information in this application and any supporting documentation provided by myself, my agents, consultants, and solicitors, as well as commenting letters or reports issued by the Municipality and other review agencies will be part of the public record and will also be available to the general public.

Signature of Applicant

Date

12. OWNER'S CONSENT FOR MUNICIPAL STAFF AND COUNCIL TO ENTER THE SITE

I (we), _____, am/are the owner(s) of the land that is the subject of this Site Plan Application and give permission to Municipal Staff and the Council of the Town of New Tecumseth to enter the subject land for the purpose of inspecting the lands to evaluate the merits of the application.

Signature of Owner

Date

Signature of Owner