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Township of North Kawartha
280 Burleigh Street, PO Box 550, Apsley, ON K0L 1A0
Tel: 705-656-4445 | 1-800-755-6931 | Fax: 705-656-4446
www.northkawartha.ca

Zone Amendment Application

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Application For An Amendment To The Restricted Area (Zoning) By-Law

Pursuant to Section 34 of The Planning Act, Revised Statutes of Ontario, 1990, Chap. P.13, and amendments thereto, I/We submit an application for an amendment to the Restricted Area (Zoning) By-Law in force with respect to the subject lands along with a fee in the amount of \$1,650.00.

Assessment Roll No. 1536-010-003-29715

1. (a) Name of Owner Paul & Amanda Gray
Telephone No. _____
Address _____

- (b) Name of Applicant Adam Dragisic
(If other than Owner)
Telephone No. _____
Address _____

- (c) Name of Agent Same as Applicant
(If other than Owner)
Telephone No. _____
Address _____

2. Names and addresses of any mortgage holders, charges or other encumbrances:



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NA

3. Current designation of the subject lands:

(a) County Official Plan designation Settlement Areas

(b) Township Official Plan designation Hamlet/Environmental Constraint

4. Current Zoning of the subject lands Rural/Environmental Constraint

5. Nature and extent of the rezoning requested.

To rezone the property as General Residential (R) and Environmental Constraint (EC), as per
the guidance of the North Kawartha Planning Department (Emily Fitzgerald) and Crowe Valley
Conservation Authority (Beth Lowe).

6. The reason why the rezoning is requested.

To allow for a better building envelope and appropriate zoning that is in better alignment with
the surrounding area and by laws.

7. Description of the subject land (such as municipality, lot and concession, registered plan and lot numbers, reference plan and part numbers, civic address (911 #) or other legal description)

76 Jack White Road, Township of North Kawartha, Part of Lot 32, Concession 10,

Chandos Ward



8. Dimensions of the subject lands:

Frontage 1006' +/-

Depth 516' +/-

Area 2.74 Acres (6.77 Acres)

9. Access to the subject land is by:

a provincial highway _____

municipal road that is maintained all year or seasonally

other public road (ie. County) Jack White Road

private road _____ fire routes

right-of-way _____ water _____

10. If access to the subject land is by water only, the parking and docking facilities used or to be used and the approximate distance between these facilities from the subject land and the nearest public road.

NA

11. Existing uses of the subject land.

Vacant

12. Existing buildings or structures on the subject land.



NA

13. Please describe the type of buildings or structures on the subject land; the setback from the front, rear and side lot lines; height in metres of the buildings or structures; and dimensions or floor area of the buildings or structures

Existing: NA

14. Proposed uses of the subject land.

Vacant/Residential

15. Proposed buildings or structures to be built on the subject land.

NA

16. Please describe the type of proposed buildings or structures on the subject land; the proposed setback from the front, rear and side lot lines; proposed height in metres of the buildings or structures; and proposed dimensions or proposed floor area of the buildings or structures

NA

17. Date the subject land was acquired by the current owner.

Unknown



18. Date(s) the existing buildings or structures on the subject land were constructed.

NA

19. Length of time the existing uses of the subject land have continued.

Unknown

20. Water supply:

(a) Private owned and operated individual or communal well Future Drilled Well

(b) a lake or other water body

(c) or other means

21. Sewage or individual septic system is provided to the subject land by a private or individual communal septic system, a privy or other means.

Future Individual Private Septic System

22. Storm drainage is provided by

Sewers Swales

Ditches Other means Runoff



23. Is the subject land under application under the Planning Act for approval of a plan of subdivision or a consent.

Yes _____

No X _____

24. If yes to above, the file number of the application and the status of the application.

25. Whether the subject land has been the subject of an application under Section 34 of the Planning Act.

Yes _____

No X _____

If the answer is yes, describe briefly:

26. **It is mandatory that a location plan showing the following accompany this application:**

- (i) The boundaries and dimensions of the subject land.
- (ii) The location, size and type of all existing and proposed buildings and structures on the subject land, indicating the distance of the buildings and structures from the front, rear and side yard lot lines.
- (iii) The approximate location of all natural and artificial features on the subject land and on land that is adjacent to the subject land that in the opinion of the applicant, may affect the application. Examples include buildings, railways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, wells and septic tanks.



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(iv) The current uses on land that is adjacent to the subject land.

(v) The location, width and name of any roads within or abutting the subject land,

(a) unopened road allowance

(b) public travelled road Jack White Road

(c) private road or right of way _____

(vi) If access to the subject land is by water only, the location of the parking and docking facilities to be used (an agreement with the registered owner of the property for parking and docking facilities is to be provided).

(vii) The location and nature of any easement affecting the subject land (ie. Ontario Hydro, Bell Canada access roads or driveways).

27. I hereby give permission for staff and/or Committee Members to visit the site for inspection.

YES X NO _____

28. I/We enclose the fee of \$1,650.00 which is not refundable and agree to pay such further and other related planning costs and expenses and may be incurred by the Corporation of the Township of North Kawartha in processing my/our request herein and without limiting the foregoing the applicant will be responsible for any costs incurred by the Municipality as a result of an appeal to the Ontario Municipal Board and/or an Ontario Municipal Board hearing. The application fee shall be paid for by cash, debit card or cheque payable to the Township of North Kawartha and must accompany the application.

29. Solemn declaration:

I / We, ADAM DRAGISIC of the TOWNSHIP

of NORTH KAWARTHA in the COUNTY of PETERBOROUGH

solemnly declare that all the statements contained in this application are true and I 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. I agree for the purposes of the Municipal Freedom of Information and Protection of Privacy Act, 1989, to



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authorize and consent to the use by or the disclosure to any person or public body of any personal information that is collected under the authority of the Planning Act for the purposes of processing this application.

Declared before me at the Town of Apsley
in the County of Peterborough
this 3rd day of June A.D. 20 26.

A Commissioner, etc. **DIANNA EVERSON, Deputy Treasurer** Applicant
Township of North Kawartha

Personal information is collected under the authority of the Planning Act, RSO, 1990, Chap P.13 and Regulations thereunder and will be used for the verification of property ownership and circulation purposes.



Client Authorization Form

Shield Construction Management Ltd.
17 Ida Ho Lane RR#3
Bancroft, ON K0L 1C0
(289) 925-2226
adam@shieldcm.ca

I/We Paul & Amanda Gray have authorized Shield Construction Management Ltd. (Adam Dragisic) to act on my/our behalf to submit consult with local municipal authorities, submit zoning applications and/or obtain permits pertaining to my property located at:

Street Address: 76 Jack White Rd.

City: Apsley Postal Code: K0L 1A0

For the purpose of: rezoning

I/we also give permission for the above mentioned agents and representatives to use photos of the above mentioned projects for marketing/media purposes.

☒ Yes, we give permission for photos to be used

☐ No, we do not give permission for photos to be used

If you checked "No" above, please note that photos of your property may still be taken by **Shield Construction Management Ltd.** Some planning and permit issuing agencies require on-site photos as part of your planning application and/or other permit submissions. If you checked 'Yes' above, at no time will the exact location/address be shared on any media/marketing platforms.

Authorized signature(s):

If there are multiple names listed on the tax bill as owners, a signature must be provided for each name listed.

Date: March 13 '25

Shield Construction Management Ltd.
(289) 925-2226
www.shieldcm.ca