



# Appendix F

## Conditions of Approval

Approves consent 26-B01 for the purposes of farm consolidation where no new lot is being created, pertaining to lands at 9915 County Road 9 and 793081 County Road 124 subject to the conditions:

1. That the Owner(s) shall pay to the Township of Clearview any additional costs and expenses incurred as a result of the review, approval and implementation of this application.
2. That a registrable legal description of the severed lands and remnant lands, if requested, be provided to the Secretary-Treasurer together with a survey plan prepared by an Ontario Land Surveyor illustrating the consent consistent with the decision of the Committee of Adjustment.
3. That the Owner(s) discharge any mortgage on the property from the lands being severed from 9915 County Road 9 (ARN 432901001127001) and that their solicitor provides an undertaking in writing that this condition will be fulfilled.
4. That the remnant parcel (vacant farmlands) is conveyed into or confirmed to be in the same name as the current farmer/farming corporation and that the remnant parcel be merged with the abutting lands to the South being ARN 432901001127000 and ARN 432901001126800 and that the solicitor provides an undertaking in writing that this condition will be fulfilled.
5. That the Owner(s) successfully apply and obtain a Development Permit from the Niagara Escarpment Commission (NEC).
6. The Applicant shall transfer to the to the County of Simcoe a road widening, required fees and required survey as outlined in their letter dated March 24, 2026, to the satisfaction of the County of Simcoe. Please provide a clearance letter when County is satisfied.
7. That the Applicant obtain necessary entrance permits from the County of Simcoe, for the subject properties as outlined in their letter dated March 24, 2026, to the satisfaction of the County of Simcoe. Please provide a clearance letter when County is satisfied.
8. That the Application remove any entrances as requested by the County of Simcoe in their letter dated March 24, 2026, to the satisfaction of the County of Simcoe. Please provide a clearance letter when County is satisfied.

9. That upon fulfillment of all other conditions of approval, the owner submit a request to the Secretary-Treasurer for a certificate of consent for the severed lands and retained lands, if requested, which shall be given by the Secretary-Treasurer conclusive evidence that the consent was given and that the provisions of the Planning Act leading to the consent have been complied with.

NOTES REGARDING CONSENT:

- As per Section 53(41) of the Planning Act, R.S.O., 1990, all conditions of this decision shall be fulfilled and the Certificate of Consent issued within two years of this date. If all of the conditions have been met and all the authorities concerned have so notified the Committee in writing, the Secretary is authorized to issue the Certificate of Consent.
- This consent is granted on the basis that Subsection (3 or 5) of Section 50 of the Planning Act, R.S.O., 1990, applies to any subsequent conveyance of or transaction involving the parcel of land that is the subject of this consent.