



# Appendix E

## Conditions of Approval

Approve Consent 25-B11 for the purpose of a Boundary Adjustment pertaining to lands at 1065 Centre Line Road & 5628 Concession 10 subject to the following 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 any mortgage on the property be discharged from any lands being severed from 1065 Centre Line Road and that the solicitor provides an undertaking in writing that this condition will be fulfilled.
4. That the Owner(s) merge the land to be severed (75.1 ha) from 1065 Centre Line Road into the same name as the Owner of the abutting land to the southeast, being 5628 Concession 10 Sunnidale, and being assessed as Roll No. 432904000308501 and that the solicitor provides an undertaking in writing that this condition will be fulfilled to the satisfaction of the Township of Clearview.
5. That the Owner apply to the municipality to update and receive new civil and/or 911 addressing for the severed and receiving lands to the satisfaction of the Planning & Building Department.
6. That the Owner(s) be required to obtain a hydrogeological study completed by a qualified Engineer or Hydrogeologist providing that sufficient quality and quantity of water can be sourced on the retained lot, and that the new well will not adversely impact any existing neighbouring well(s). The conclusions of the study, and implementation thereof, must be to the satisfaction of the Township and its consulting Engineering's. A servicing agreement registered on title of the lands may be necessary to implement the conclusions of the report.
7. 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.