



THE CORPORATION OF THE TOWN OF KINGSVILLE
Planning Department

EXEMPTION OF CERTAIN LANDS FROM PART-LOT CONTROL

File No.: PLC-2023-2

1. Subject Land Information

APPLICANT: 1552843 Ontario Ltd.

ADDRESS/LOCATION: Lots on Gaffan Drive – Branco Estates

LEGAL DESCRIPTION:

Assessment Roll Number	Legal Descriptions
225 - 000 - 30020 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 16
225 - 000 - 30021 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 17
225 - 000 - 30022 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 18
225 - 000 - 30023 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 19
225 - 000 - 30024 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 20
225 - 000 - 30025 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 21
225 - 000 - 30026 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 22
225 - 000 - 30027 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 23
225 - 000 - 30028 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 24
225 - 000 - 30029 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 25
225 - 000 - 30030 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 26
225 - 000 - 30031 - 0000	Part of Lot 3, Concession 1, ED, PLAN 12M 693 LOT 27

PROPOSAL: Lots 16 to 27 PLAN 12M 693 for Creation of Individual Semi-detached dwelling units.

2. Exemption Criteria

The subject lands are within a registered plan of subdivision: No ☐ Yes ☒ Plan # 12M693

The subject lands are appropriately zoned for the proposed use(s): No ☐ Yes ☒

The subject lands have full municipal services available to them or a municipal agreement for the provision of services has been executed: No ☐ Yes ☒

Will a road be created by this approval?: No ☒ Yes ☐

APPROVAL RECOMMENDED: Yes ☒ No ☐

DATE: _____

Enclosures:



1 copy of Application Form
1 copy of Location Map



1 copy of Site Plan/Drawing
1 copy Reference Plan:

3. Approval

In accordance with By-law 54-2023, as the Delegated Official, I hereby **APPROVE** the lands presented in this application for exemption from part-lot control for a period of 3 year(s) and authorize the Town Solicitor to prepare an implementing by-law for adoption by Council.



Richard J.H. Wyma, CSLA
Director of Community and Development Services

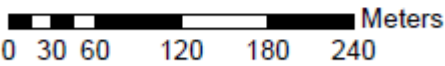
Date


May 17 2023

Schedule A



**Lots 16 to 27 PLAN 12M 693
PLC-2023-2**



 Schedule "A", Map 67 of By-law 1-2014

Draft Plan of Subdivision- Highlighted Lots

