



FOR OFFICE USE ONLY	
File Number:	B4-2025
Date Received:	March 19, 2025
Pre-Consultation Date:	
Planner:	

Consent Application PURSUANT TO SECTION 53 OF THE PLANNING ACT

Date of Application:	March 19, 2025
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1. Applicant information

1a. Registered owner(s) of the subject land

Name: Paul, Doug, David Milliken

Address: 9 Charles Blvd.

Town: [REDACTED]

Postal Code: [REDACTED]

Phone:

Cell: [REDACTED]

Fax:

Email: [REDACTED]

1b. Agent (authorized by the owner to file the application)(if applicable)

Name:

Address:

Town:

Postal Code:

Phone:

Cell:

Fax:

Email:

2. Description of the subject land

Geographic Township:

Concession(s):

Street Address: 22710 & 22706 Adelaide Rd

Lot(s): 9

Registered Plan:

Part(s): 34 M11

Reference Plan: PLAN 34 M11 LOT 9

Municipal Roll Number: 391601403144600

3a. Type of proposed transaction:



Creation of new lot



Easement



Correction of title



Lot addition



Charge



Lease

3b. Please indicate the purpose of proposed transaction:

Severance for the semi-detached.

4. If known, please provide the name of the person to whom the land or an interest in the land is to be transferred, charged or leased:**5. Current Official Plan land use designation:** Residential**5a. Explain how the application conforms with the Official Plan:**

- Residential purposes
- Future residential development
- R2 Plan M11 Lot 19

6. Current Zoning: Medium Density Residential (R2)**7. Are there any easements or restrictive covenants affecting the subject land?**

YES*



NO

*If yes, please provide a description of each easement or covenant and its effect:

8. Dimensions of subject land as a whole (in metric units)

Frontage:	44.617m	Depth:	187.318m	Area:	2.127 acres
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9a. Dimensions of the lot to be severed (in metric units)

Frontage:	Pt2: 10.786m Pt3: 10.746m	Depth:	Pt2: 38.336m Pt3: 38.719m	Area:	Pt2:1023AC Pt3:1023AC
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9b. Dimensions of the lot to be retained (in metric units)			
Frontage:	23.085m	Depth:	187.318m
Area:	1.9178 acres		
9c. Describe all existing uses on the subject land:			
Residential use with semi-detached and part 2 and part 3. Garage & barn part 1			
9d. Describe all proposed uses on the subject land:			
Semi-detached			
9e. Describe all proposed buildings or structure on the subject land:			
Semi-detached			
9f. Access to subject land (please provide information for only those that apply to this property)			
Provincial Highway:		County Road:	HWY 81
Municipal Road:	Adelaide Road	Other Public Road:	
Right of Way:		Water:	Municipal
9g. Water Supply: How is water to be supplied?			
<input checked="" type="checkbox"/>	Publicly owned and operated piped water system	<input type="checkbox"/>	Lake or other water body
<input type="checkbox"/>	Privately owned well or communal well	<input type="checkbox"/>	Other (please specify):
9h. Sewage Disposal: How is sewage to be disposed of?			
<input checked="" type="checkbox"/>	Publicly owned and operated sanitary sewage system	<input type="checkbox"/>	Privy
<input type="checkbox"/>	Privately owned individual or communal septic system	<input type="checkbox"/>	Other (please specify):

10. Please indicate how the application is consistent with the Provincial Policy Statement (a copy of the Provincial Policy Statement is available at <https://www.ontario.ca/page/provincial-policy-statement-2020>):

Residential

11. If the purpose of the application is to create a new lot to dispose of a surplus farm dwelling as a result of farm consolidation, please complete the following:

a. Are you aware of the restriction through zoning that would apply to the balance of the farm to prohibit any new residential use?

☐

YES

☒

NO

b. Indicate the year in which the subject lands were acquired by the owner:

c. Address of the "home farm":

d. Number of farms owned and operated by the owner(s) and approximate total acreage:

e. Year of dwelling construction:

f. Describe the condition of dwelling and its suitability for human occupancy:

g. Describe the condition and proposed use of any outbuildings:

Garage or storage
Barn or storage

12. Please indicate whether any land has been severed from the parcel originally acquired by the owner of the subject land:

☐

YES*

☒

NO

*If yes provide the following:

Date of Transfer:

Name of Transferee:

Uses of the severed
Land:

13. Are the lands the subject of:							
An application for an amendment to the Official Plan under the <i>Planning Act</i> ?				<input type="checkbox"/>	YES*	<input checked="" type="checkbox"/>	NO
*If yes, provide the following:	File No.		Status:				
An application for an amendment to the Zoning By-law under the <i>Planning Act</i> ?				<input type="checkbox"/>	YES*	<input checked="" type="checkbox"/>	NO
*If yes, provide the following:	File No.		Status:				
A Minister's zoning order under the <i>Planning Act</i> ?				<input type="checkbox"/>	YES*	<input checked="" type="checkbox"/>	NO
*If yes, provide the following:	File No.		Status:				
An application for approval of a Plan of Subdivision under the <i>Planning Act</i> ?				<input type="checkbox"/>	YES*	<input checked="" type="checkbox"/>	NO
*If yes, provide the following:	File No.		Status:				
An application for Consent under the <i>Planning Act</i> ?				<input checked="" type="checkbox"/>	YES*	<input type="checkbox"/>	NO
*If yes, provide the following:	File No.	B11-2021	Status:	Lapsed			
An application for Minor Variance under the <i>Planning Act</i> ?				<input type="checkbox"/>	YES*	<input checked="" type="checkbox"/>	NO
*If yes, provide the following:	File No.		Status:				

14. This application must be accompanied by a sketch showing the following information. Failure to supply this information will result in a delay in processing of the application. Please complete the checklist below to ensure you have included all the requirement information.	
<input type="checkbox"/>	The boundaries and dimensions of any land abutting the subject land that is owned by the owner of the subject land.
<input type="checkbox"/>	The approximate distance between the subject land and the nearest municipal lot line or landmark such as a bridge or railway crossing.
<input type="checkbox"/>	The boundaries and dimensions of the subject land, the part that is to be severed and the part that is to be retained.
<input type="checkbox"/>	The location of all land previously severed from the parcel originally acquired by the current owner of the subject land (if applicable).
<input type="checkbox"/>	The approximate location of all natural and artificial features on the subject land and on the land that is adjacent to the subject land that, in the opinion of the applicant, may affect the application (for example: buildings, railways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, well and septic system).
<input type="checkbox"/>	The existing uses on the adjacent land (for example: residential, agricultural and commercial uses).
<input type="checkbox"/>	The location, width and name of any roads within or abutting the subject land indicating whether it is an unopened road allowance, a public travelled road, private road or a right-of-way.
<input type="checkbox"/>	The location and nature of any easement affecting the subject land.

STATUTORY DECLARATION

I, x DAN MILLER of the Municipality of Strathroy-Caradoc
(Name) (Name of City, Town, Township, Municipality, etc.)

in the Middlesex County
(Name of County, Region or District)

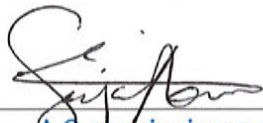
SOLEMNLY DECLARE THAT

The information provided in this application is true.

AND I make this solemn Declaration conscientiously believing it to be true, and knowing that is of the same force and effect as if made under oath.

Declared before me at the Municipality of Strathroy-Caradoc in the
County of Middlesex

On this 19th day of March 20 25



A Commissioner of Oaths


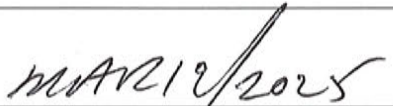
x 
Applicant or Authorized Agent*

Saja Hazem Alasmar, a Commissioner, etc.,
Province of Ontario, for the Corporation of the
Municipality of Strathroy-Caradoc.
Expires December 27, 2027.

***If applicable, please complete the attached authorization for an agent to act on behalf of the owner of the subject land.**

Permission to Enter


The undersigned, being the registered owner(s) of the subject land, hereby authorize the Members of the Municipality of Strathroy-Caradoc Committee of Adjustment and Municipality of Strathroy-Caradoc staff members, to enter upon the above noted property for the purpose of conducting a site inspection with respect to the attached application for Consent.

x 	
Signature of owner or person having authority to bind the owner	Date

MUNICIPAL COSTS

Please be advised that the Municipality may incur expenses associated with obtaining outside legal/ engineering/ planning review/ assistance from its consultants, relating to your application. Any expenses that the Municipality incurs in this regard will be forwarded to you, the owner, for payment.

I, x _____, (the owner) acknowledge that I will pay all legal/ engineering/ planning expenses the Municipality incurs as outlined above.

x 	x 
Signature	Date

AGENT AUTHORIZATION

I, _____, being the owner of the property described in
(Name)

Section 1 of this application for Consent, hereby authorize

(Agent)

to act as my agent in matters related to this application for Consent.

Dated this _____ day of _____ 20 _____

Owner