



# Township of Armour

## Pre-Consultation Form

Prior to a formal application, the Township of Armour recommends a pre-consultation meeting with individuals intending to undertake the following development applications:

- Official Plan Amendment
- Zoning By-law Amendment
- Minor Variance or Permission
- Consent to Sever Land/Lots/Rights of Way
- Road / Shore Road Allowance Purchase
- Draft Plan of Subdivision / Condominium
- Final Subdivision / Condominium Approval
- Subdivision / Condominium Agreement
- Site Plan Control Agreement

The purpose of this pre-consultation meeting is to review applications against municipal and provincial policy at the beginning of the approvals process. This compliance review includes matters of Provincial Interest under the Planning Act and Provincial Policy Statement, and the Township of Armour Official Plan and Zoning By-law.

The Township will acknowledge the request for the pre-consultation meeting within one (1) business day of the submission of this form, with the meeting itself scheduled within ten (10) business days.

Applicants are strongly encouraged to provide a reasonably detailed site plan or concept sketch that can be reviewed during the pre-consultation meeting with staff.

### BACKGROUND INFORMATION

**Site Address or Location:** \_\_\_\_\_

**Legal Description:** \_\_\_\_\_

**If Applicable, date(s) of previous pre-consultation meeting(s):** \_\_\_\_\_

## Applicant / Agent Information

Company Name: \_\_\_\_\_

Contact Name: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Telephone: \_\_\_\_\_ Email: \_\_\_\_\_

## Registered Property Owner Information

**Same as above**

Name: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Telephone: \_\_\_\_\_ Email: \_\_\_\_\_

## PRE-CONSULTATION REQUEST

### Select the type of application(s) proposed:

Official Plan Amendment

Draft Plan of Subdivision /  
Condominium

Zoning By-law Amendment

Final Subdivision / Condominium  
Approval

Minor Variance or Permission

Subdivision / Condominium  
Agreement

Consent (severance, right-of-way,  
lot addition)

Site Plan Control Agreement

Road / Shore Road Allowance  
Purchase

Other

## SITE DETAILS

**Lot Frontage (m)**

**Lot Depth (m)**

**Lot Area (m<sup>2</sup>)**

### Access:

Provincial Highway  
Municipal Road (All Season)  
Municipal Road (Seasonal)  
Private Road or Right-of-way  
Water-Access

**What are the existing uses of the subject lands?**

**What are the proposed uses of the subject lands?**

**Describe the current building(s) that exist on the subject lands:**

**Describe the proposal (or revised proposal) and any relevant details about the lands:**

**Armour Official Plan Designation:**

Does the application conform to the Official Plan land use designation?

Yes

No

If 'NO" what is the nature of the amendment needed?

**Existing Zoning:**

Does the application conform with existing zoning?

Yes

No

If "NO" what change is proposed to the zoning?

## **Site Plan Drawing Requirements:**

The Site Plan should be ruler drawn, (not freehand) to scale and based on an up-to-date Plan of Survey prepared by an Ontario Land Surveyor (OLS) unless otherwise determined by Township Staff. The following items are required:

- Title, location and name of owner
- A north arrow
- An accurate plan of the entire property drawn to scale
- Dimensions of the entire property
- Location and size of existing buildings and structures, docks and distances from any buildings or structures, streets and property boundaries
- Location and size of proposed buildings, structures including docks and distances from adjacent buildings and structures, streets and property boundaries
- Location and dimensions of septic tile field and well and distance from the road and lake
- Location of existing, to be removed and to be added vegetation including trees and shrubs
- Any other details deemed necessary by the Township.

The following items are required where applicable:

- Location and dimensions of access driveways
- Parking and loading spaces and their dimensions
- Type of ground treatment for parking areas and entranceways
- Width of traffic flow areas
- Location of existing right-of-ways or easements
- Locations of watercourses and extent of flood plain (if flood elevation is known)
- Proposed drainage patterns
- Locations of prominent existing trees, shrubs, rock outcrops, or groupings thereof
- Location, extent and type of proposed landscaping
- Existing and proposed elevation where there will be a significant alteration to the existing grade
- Garbage storage, location and type
- Any other details deemed necessary by the Township.