



**The Regional Municipality of Durham
Land Division Committee Meeting
Monday, November 7, 2022**

1:00 PM

**The Council Chambers
Regional Headquarters Building
605 Rossland Road East, Whitby**

Please note: *In an effort to help mitigate the spread of COVID-19, and to generally comply with the direction from the Government of Ontario whereby all organized public events of more than ten people are prohibited, the Regional Chair has requested in the strongest terms that Members participate in the meeting electronically. All members of the public may [view the Land Division Committee meeting](#) via live streaming, instead of attending the meeting in person.*

1. Adoption of Minutes

Land Division Committee meeting held on October 3, 2022.

2. Review Consent Application/Correspondence

Public Deputations and consideration of consent applications will begin at 1:00 PM

3. Other Business

4. Recess

5. Consideration of Consent Applications

#	File
1	LD 010/2022

Tabled: March 14, 2022

Owner: Anatolia Investments Corp.

Agent: Weston Consulting

Location: Lot 18, Conc. 4

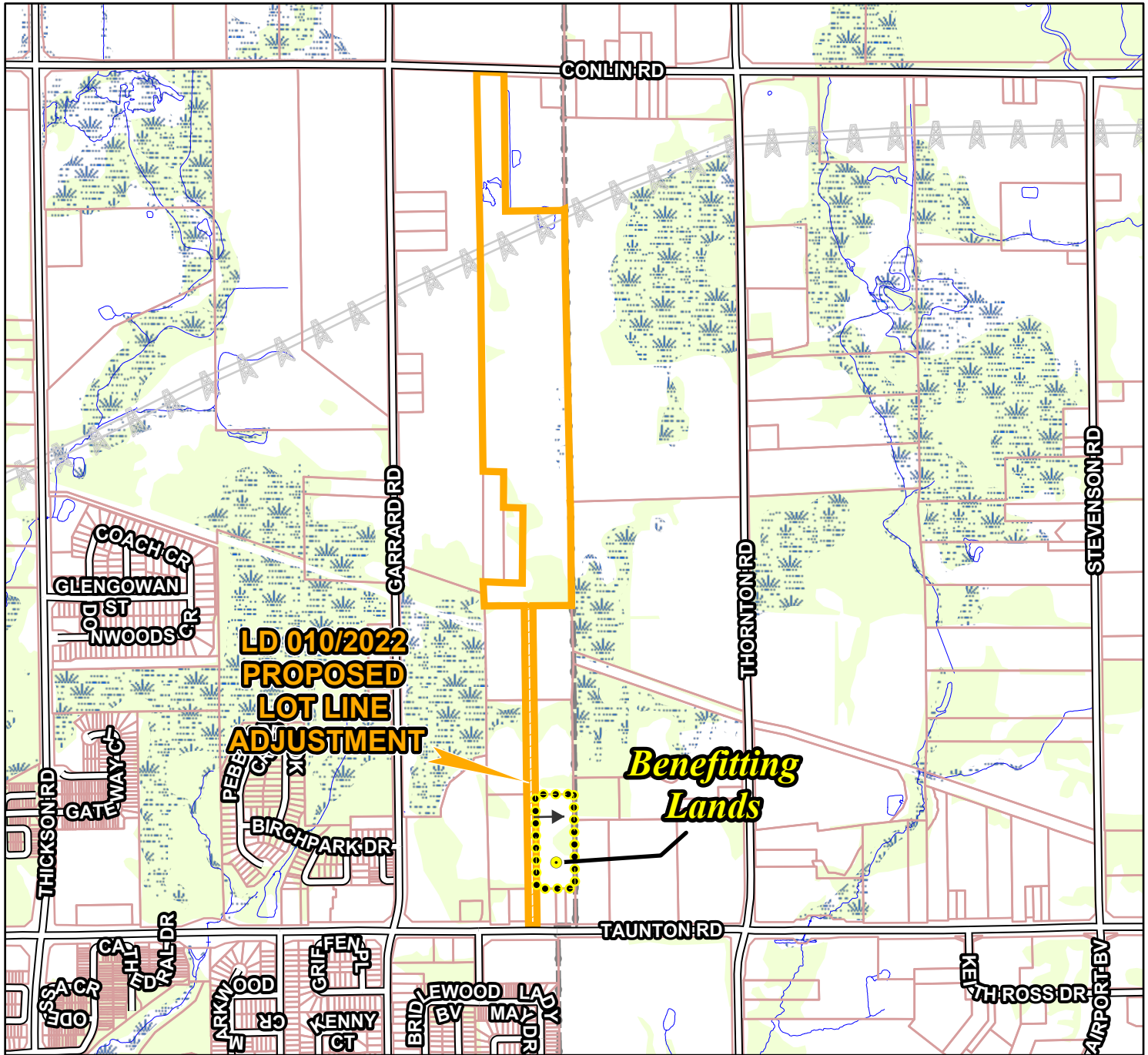
Address: 975 CONLIN RD, Whitby, ON

Town of Whitby

Consent to add a vacant 1.51 HA agricultural parcel to the south, retaining a 18.88 HA agricultural parcel of land.

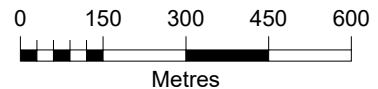


Land Division Application: LD 010/2022
 Nature of Application: Proposed Lot Line Adjustment
 Municipality: Town of Whitby
 Address: 975 Conlin Road



Legend

- Subject Land
- Retained Land
- Parcel
- Road
- Hydro Line
- Benefiting Lands
- Wetland
- Watercourse
- Vegetation



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2 LD 117/2022

Owner: Werrcroft Farms

Agent: Clark Consulting Services

Location: Lot 28, Con. 6

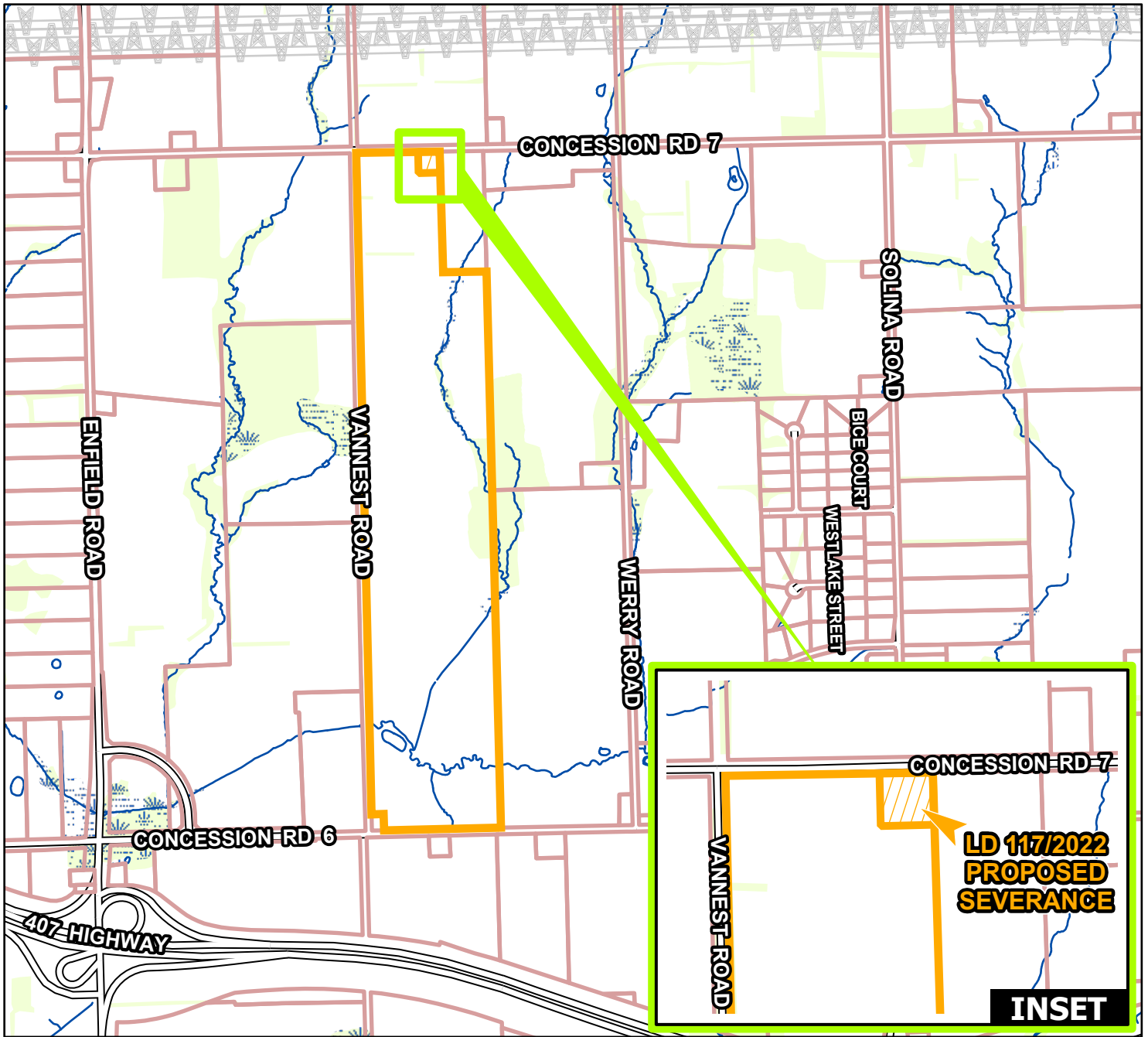
Address: 6171 VANNEST RD, Clarington, ON

Municipality of Clarington








Consent to sever a 0.4313 HA farm related rural residential parcel of land with an existing dwelling, retaining a 76.8 HA agricultural parcel of land as a result of consolidation of non-abutting farm parcels.

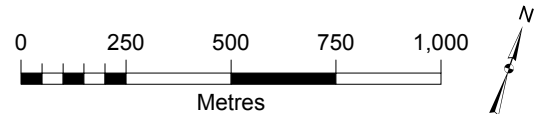


Land Division Application: LD 117/2022
 Nature of Application: Proposed Severance of Land
 Municipality: Municipality of Clarington
 Address: 1785 Concession Road 7



Legend

-  Subject Land
-  Retained Land
-  Parcel - Assessment
-  Wetland
-  Hydro Line
-  Significant Woodlands
-  Watercourse



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3 LD 118/2022

Owner: Martin Weeks

Agent: Tom Newman

Location: Lot 20, Conc. 9

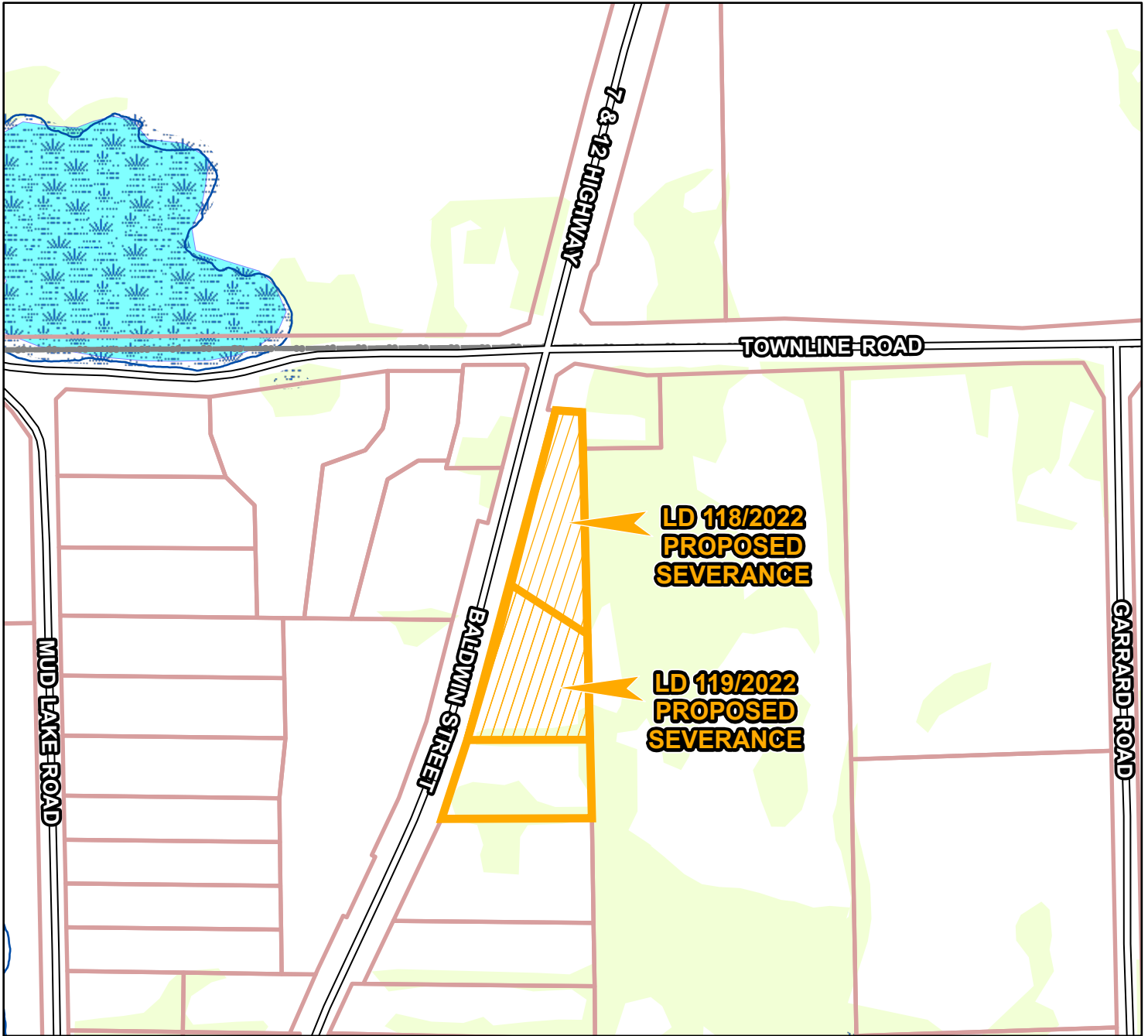
Address: 9795 BALDWIN ST N, Whitby, ON

Town of Whitby







Consent to sever a vacant 7,022.55 m² hamlet lot, retaining a 14,553.059 m² hamlet with an existing dwelling to remain.

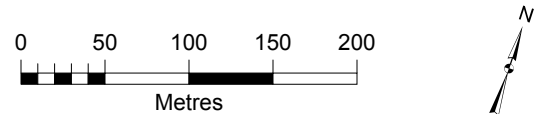


Land Division Applications: LD 118/2022 and LD 119/2022
 Nature of Applications: Proposed Severance of Land
 Municipality: Town of Whitby
 Address: 9795 Baldwin Street North, Myrtle Station



Legend

- | | | | |
|--|---------------------|---|-----------------------|
|  | Subject Land |  | Retained Land |
|  | Parcel - Assessment |  | Waterbody |
| | Watercourse |  | Wetland |
| | |  | Significant Woodlands |



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4 LD 119/2022

Owner: Martin Weeks

Agent: Tom Newman

Location: Lot 20, Conc. 9

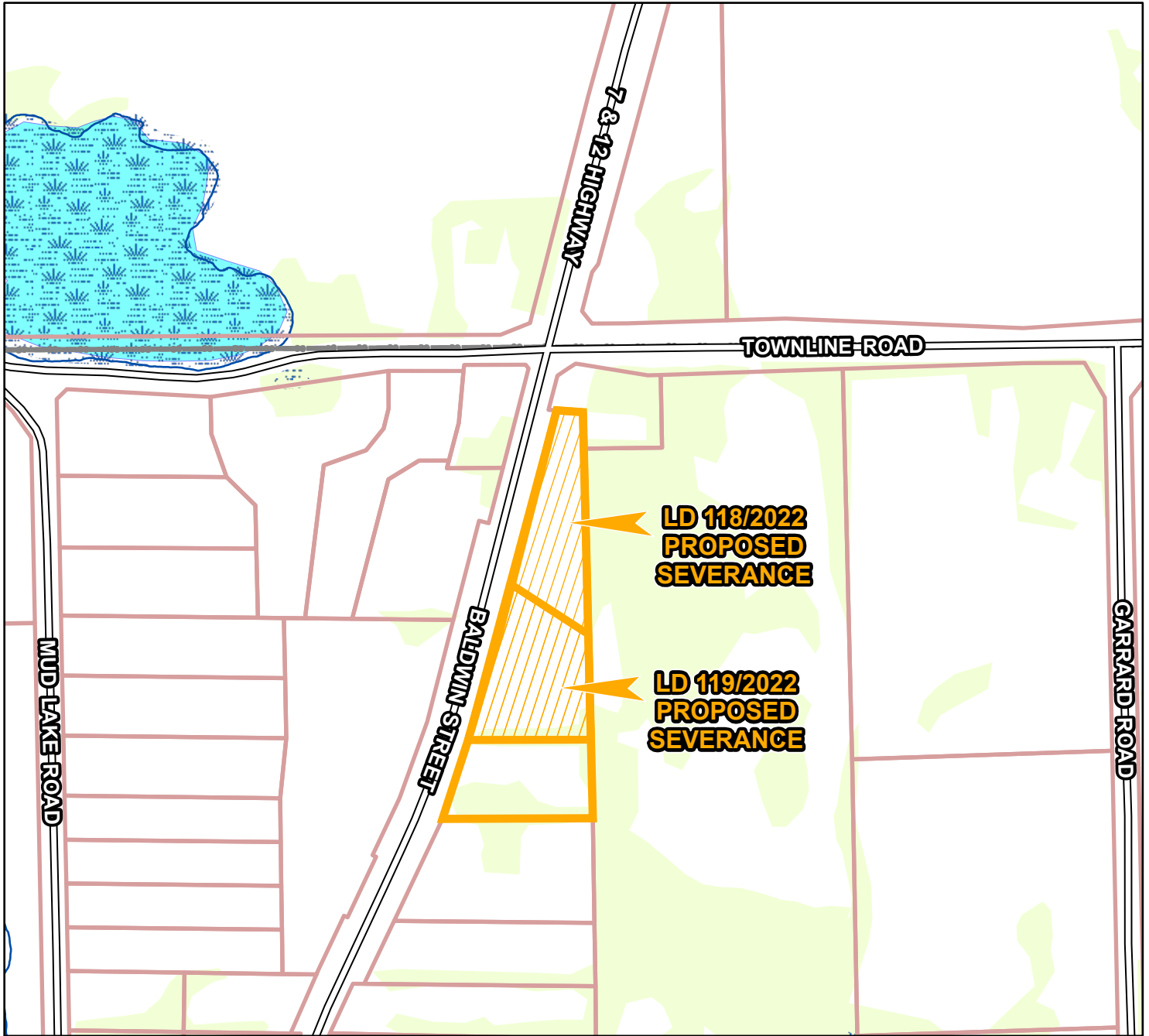
Address: 9795 BALDWIN ST N, Whitby, ON

Town of Whitby







Consent to sever a vacant 7,921.91 m² hamlet lot, retaining a 6,390.74 m² hamlet with an existing dwelling to remain.

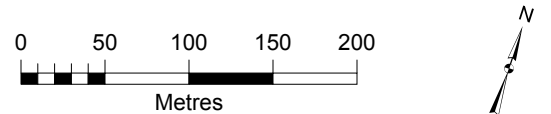


Land Division Applications: LD 118/2022 and LD 119/2022
 Nature of Applications: Proposed Severance of Land
 Municipality: Town of Whitby
 Address: 9795 Baldwin Street North, Myrtle Station



Legend

- | | | | |
|--|---------------------|---|-----------------------|
|  | Subject Land |  | Retained Land |
|  | Parcel - Assessment |  | Waterbody |
| | Watercourse |  | Wetland |
| | |  | Significant Woodlands |



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5 LD 121/2022

Owner: Ideal Industries (Canada) Corp.

Agent: David Waters

Location: Lot 12, Range 3

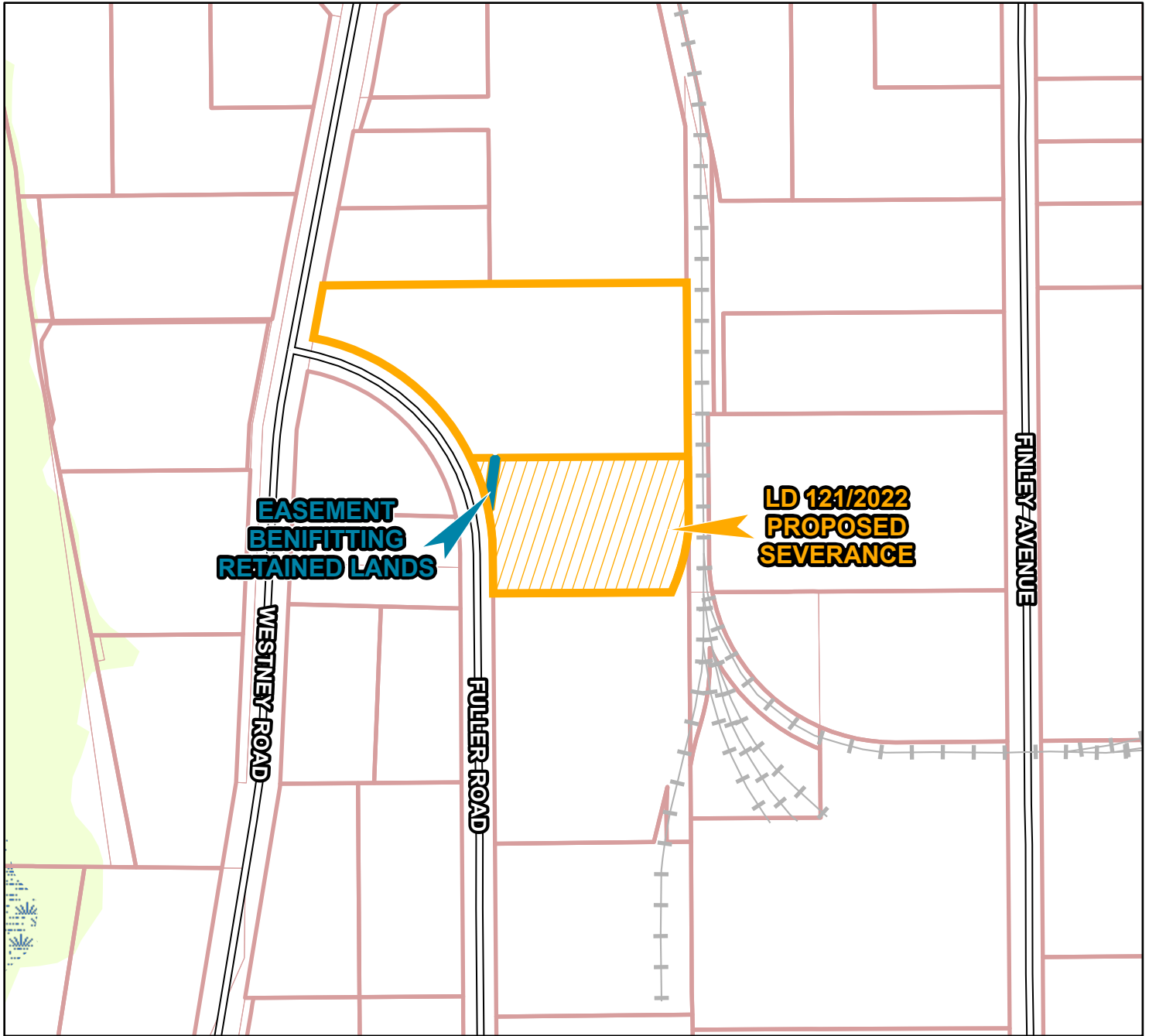
Address: 33 FULLER RD, Ajax, ON

Town of Ajax








Consent to sever a vacant 0.96 HA industrial parcel of land, retaining a 1.86 HA industrial parcel of land with an existing industrial building to remain. Application includes easement.

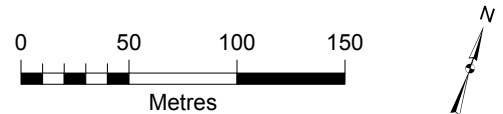


Land Division Application: LD 121/2022
 Nature of Application: Proposed Severance and Easement of Land
 Municipality: Town of Ajax
 Address: 33 Fuller Road



Legend

- | | | | |
|--|---------------------|---|-----------------------|
|  | Subject Land |  | Retained Land |
|  | Parcel - Assessment |  | Easement |
|  | Railway |  | Wetland |
| | |  | Significant Woodlands |



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6 LD 122/2022

Owner: Kristina Kotsopoulos
Paul Kotsopoulos

Agent: Marshall Homes

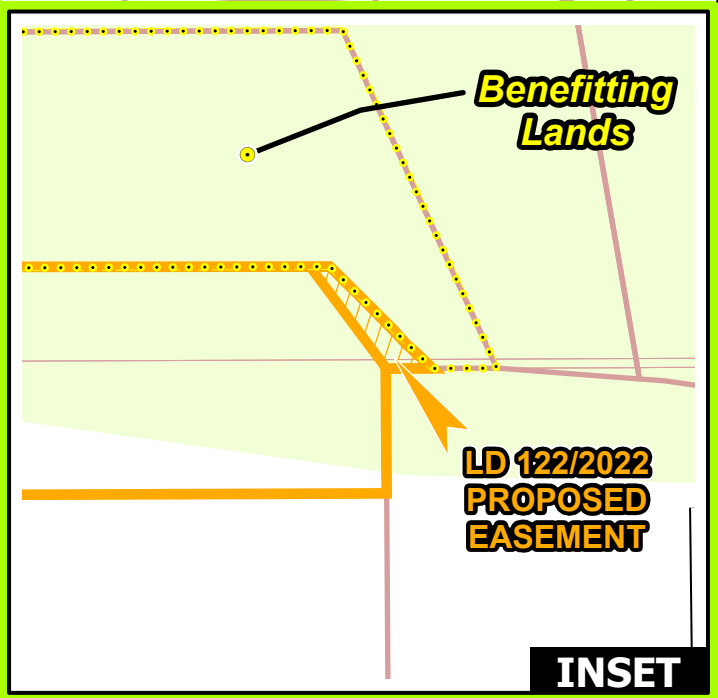
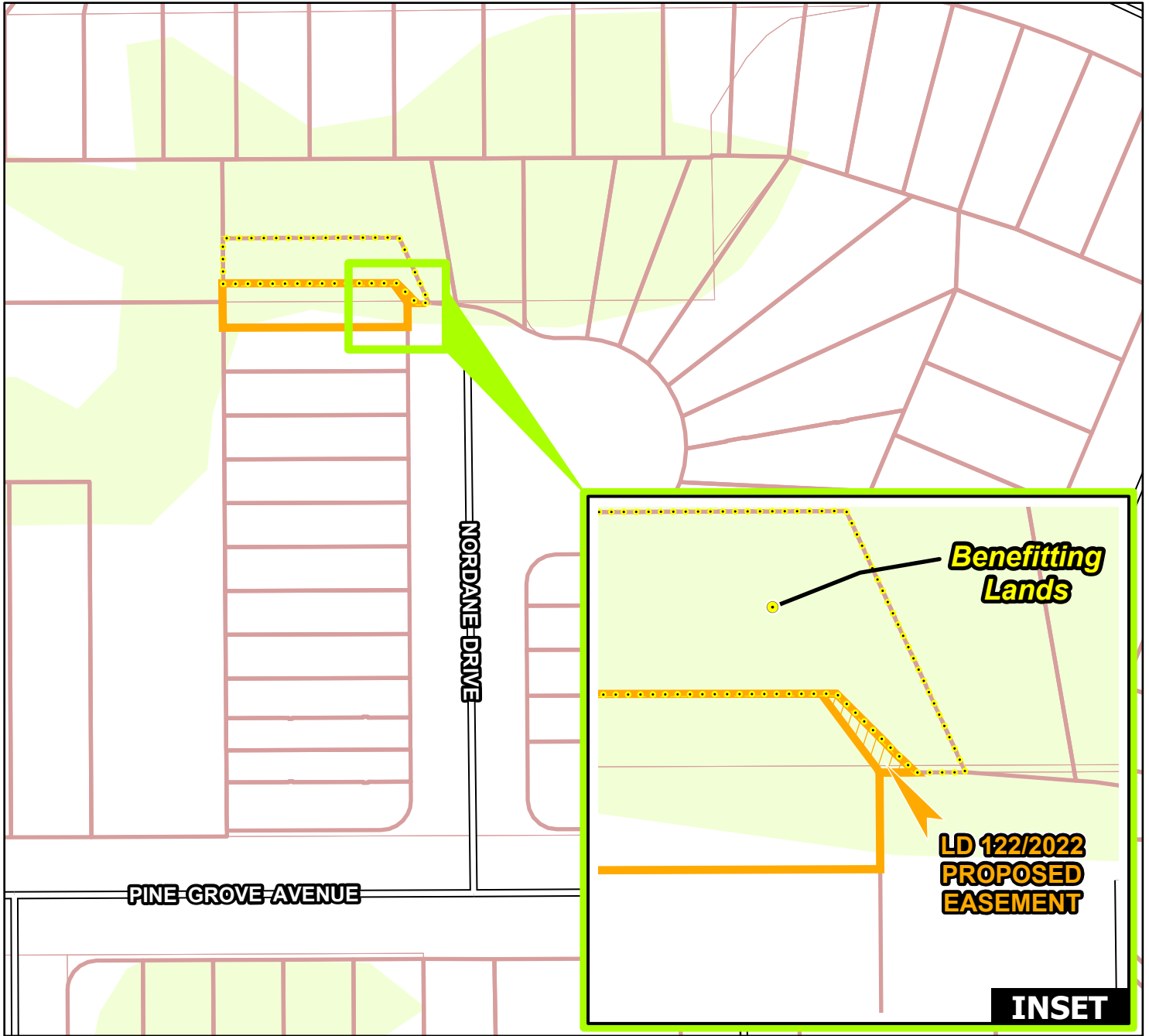
Location: Lot 34, Con. 1

Address: 1840 NORDANE DR, Pickering, ON
City of Pickering

Consent to grant a 3.73 m² access easement in favour of the property to the north, retaining a 0.023 HA residential parcel of land.

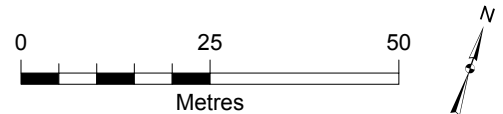


Land Division Application: LD 122/2022
 Nature of Application: Proposed Easement of Land
 Municipality: City of Pickering
 Address: 1840 Nordane Drive



Legend

-  Subject Land
-  Retained Land
-  Parcel - Assessment
-  Significant Woodlands
-  Benefitting Lands



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7 LD 123/2022

Owner: Ridgeworth Development Inc.

Agent: Bonica Leung

Location: Lot 31 & 32, Con 2

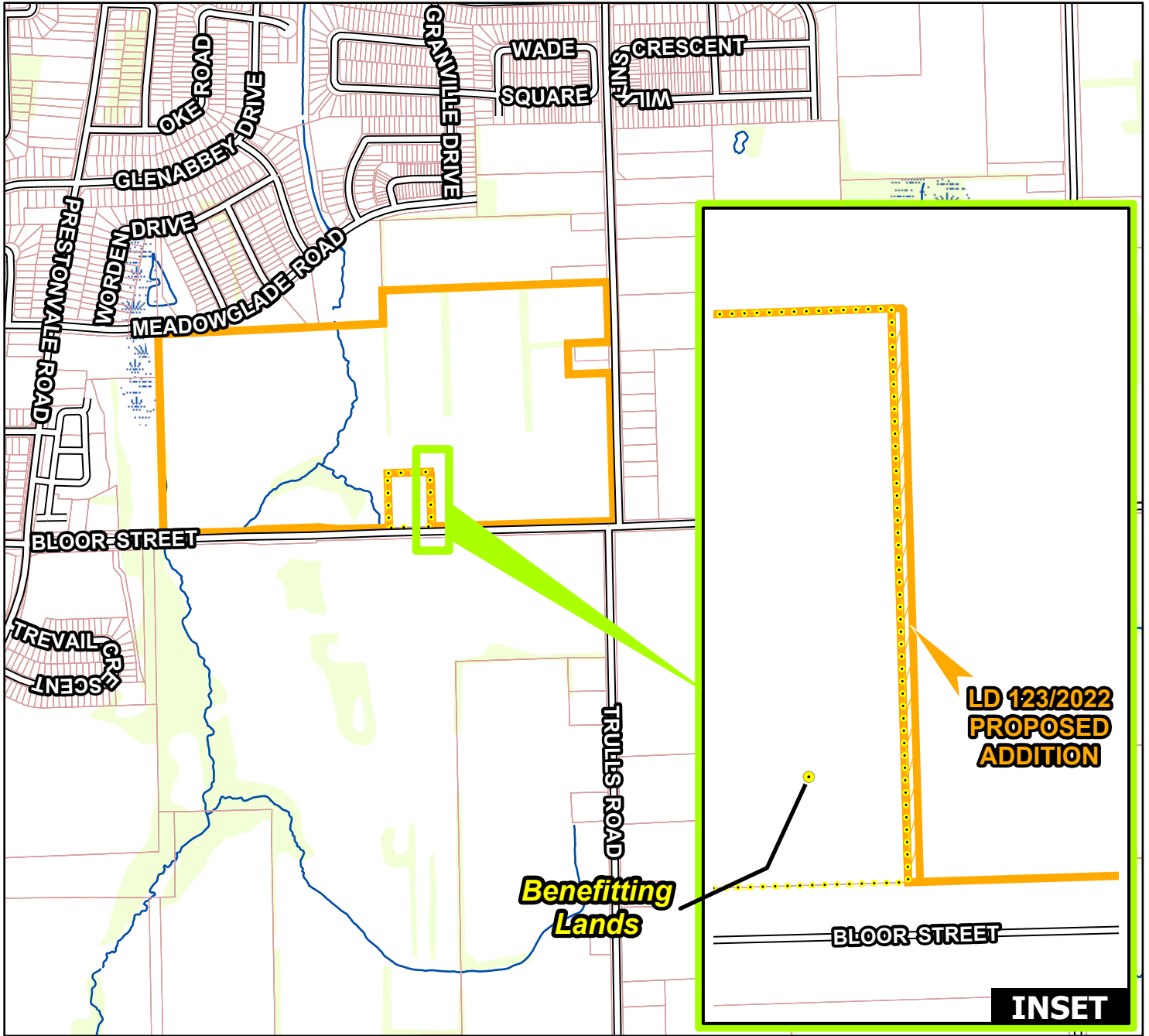
Address: 1588 BLOOR ST, Clarington, ON

Municipality of Clarington








Consent to add a vacant 196.3 m² agricultural parcel of land to the west, retaining a vacant 30.68 HA agricultural parcel of land.

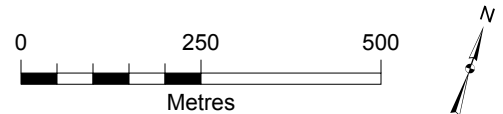


Land Division Application: LD 123/2022
 Nature of Application: Proposed Addition of Land
 Municipality: Municipality of Clarington
 Address: 1588 Bloor Street



Legend

-  Subject Land
-  Retained Land
-  Parcel - Assessment
-  Wetland
-  Benefitting Lands
-  Significant Woodlands
-  Watercourse



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8 LD 124/2022

Owner: Bryan & Azar Wheatle

Agent: Miller Planning Services

Location: Lot 32, Range 3

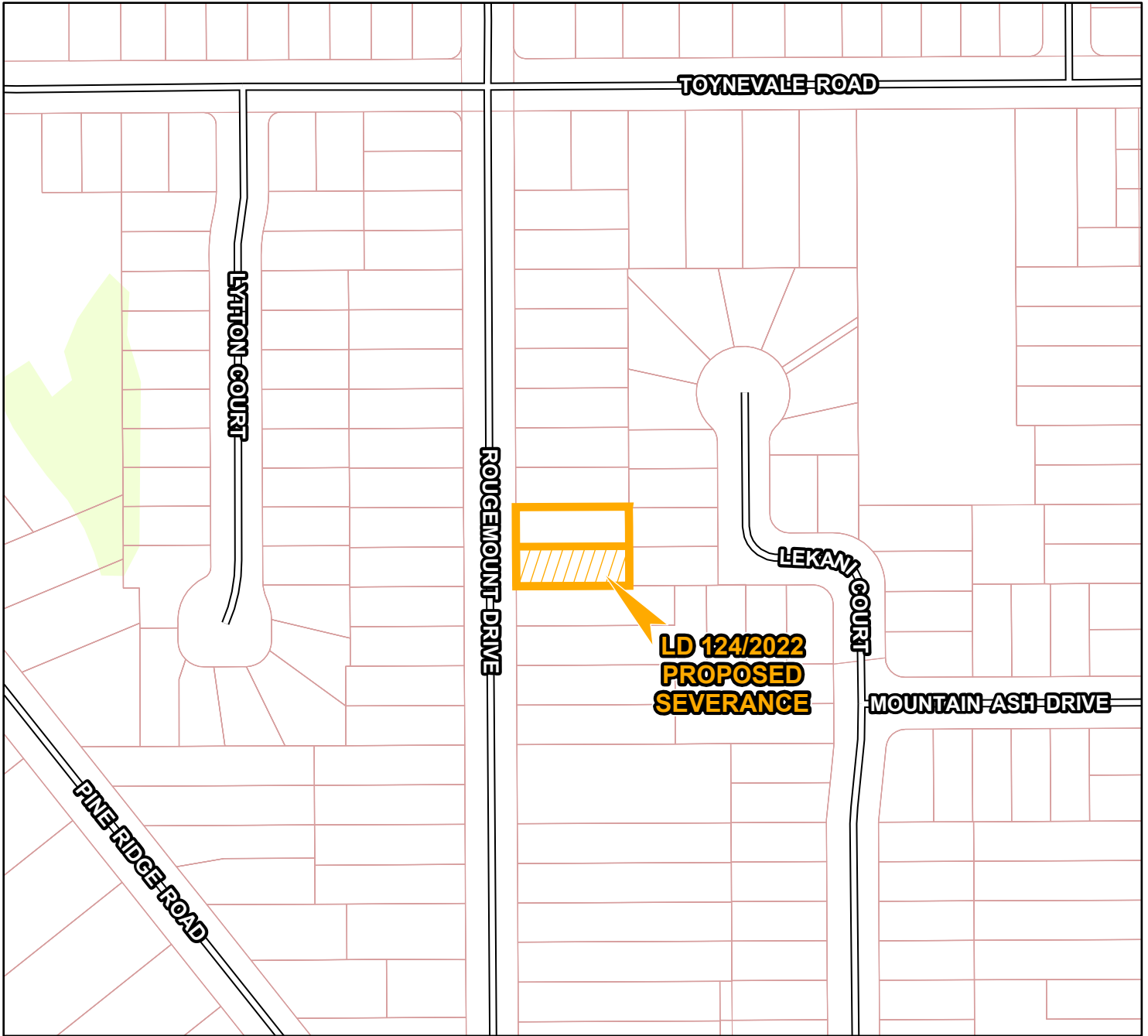
Address: 559 ROUGEMOUNT DR, Pickering, ON

City of Pickering

Consent to sever a 663.4 m² residential parcel of land, retaining a 663.3 m² residential parcel of land with existing dwelling to be partially demolished.

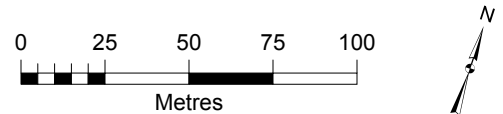


Land Division Application: LD 124/2022
 Nature of Application: Proposed Severance of Land
 Municipality: City of Pickering
 Address: 559 Rougemount Drive



Legend

-  Subject Land
-  Retained Land
-  Parcel - Assessment
-  Significant Woodlands



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9 LD 125/2022

Owner: Stokegrove Development Inc.

Agent: KLM Planning Partners Inc.

Location: Lot 8, Con. 3

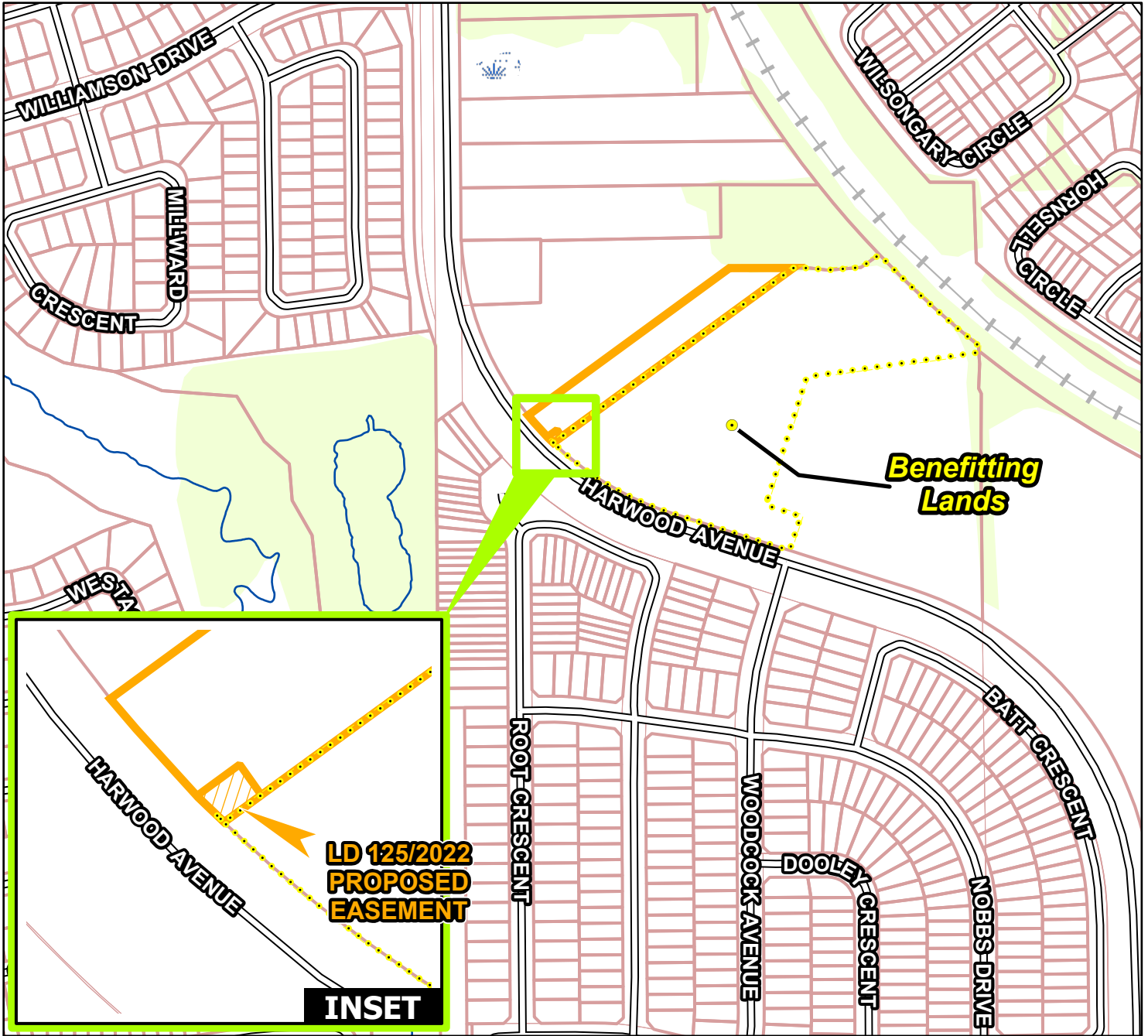
Address: 1401 HARWOOD AVE N, Ajax, ON

Town of Ajax









Consent to grant a 55.7 m² access easement in favor of the property to the west, retaining a 6,044 m² vacant commercial parcel of land.

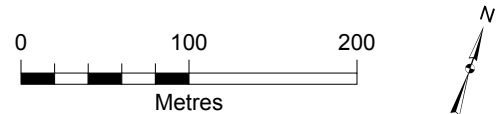


Land Division Application: LD 125/2022
 Nature of Application: Proposed Easement of Land
 Municipality: Town of Ajax
 Address: 1401 Hardwood Avenue North



Legend

- | | | | |
|--|---------------------|---|-----------------------|
|  | Subject Land |  | Retained Land |
|  | Parcel - Assessment |  | Benefitting Lands |
|  | Railway |  | Wetland |
|  | Watercourse |  | Significant Woodlands |



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10 LD 126/2022

Owner: Michelle & Dallas Taylor Willson

Agent: EcoVue Consulting Services Inc. c/o Jessica Rae Reid

Location: Lot 17, Con. 6

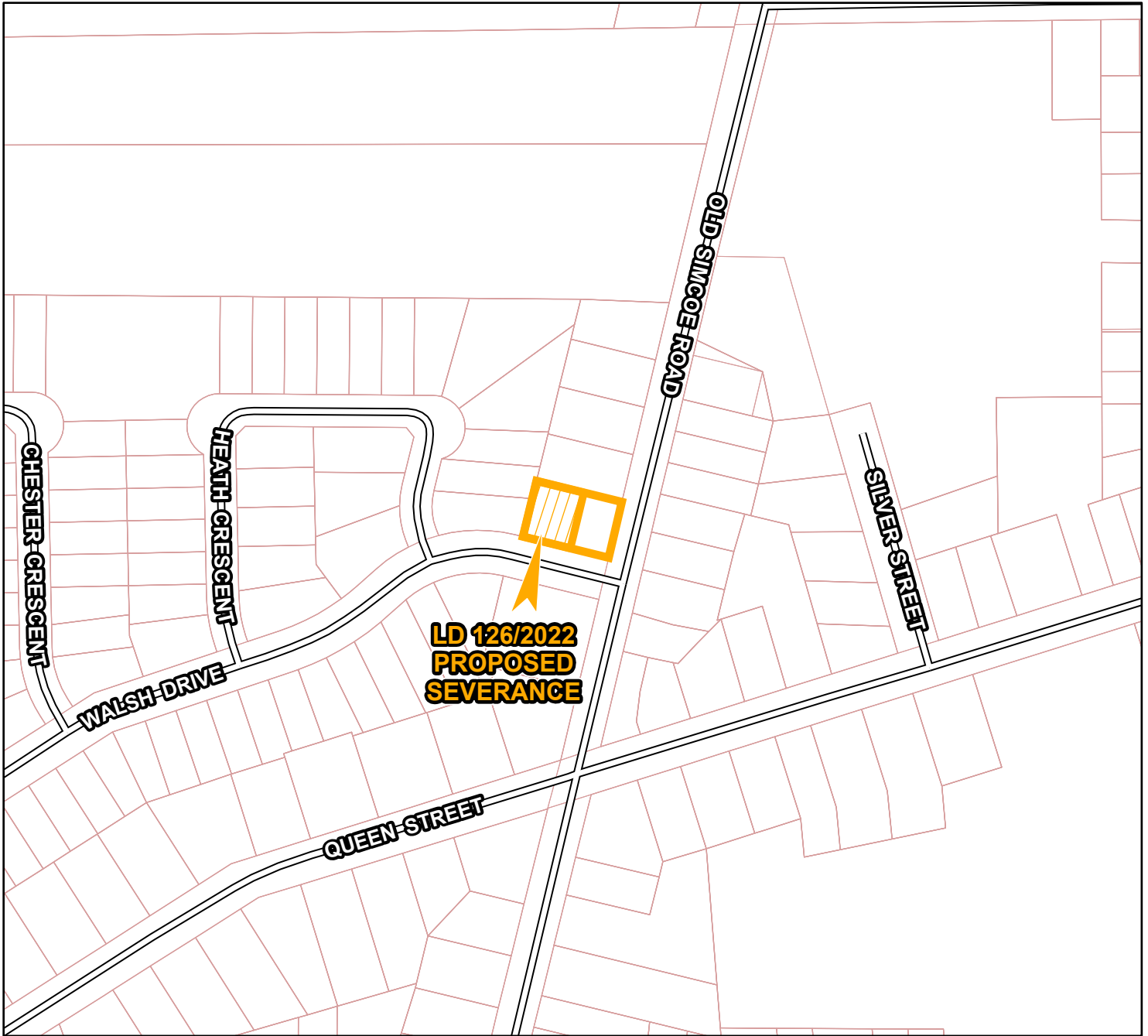
Address: 15238 OLD SIMCOE RD, Scugog, ON

Township of Scugog

Consent to sever a vacant 625.93 m² residential parcel of land, retaining a 493.58 m² residential parcel of land with an existing dwelling to remain.



Land Division Application: LD 126/2022
 Nature of Application: Proposed Severance of Land
 Municipality: Township of Scugog
 Address: 15238 Old Simcoe Road, Port Perry



Legend



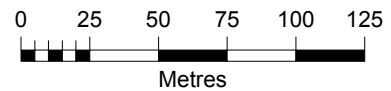
Subject Land



Retained Land



Parcel - Assessment



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6. Date of Next Meeting: December 5, 2022

7. Adjournment