

From: Gary Biegei
Sent: April 24, 2023 2:30 PM
To: orders@print3orangeville.com
Subject: Fwd: Application

----- Forwarded message -----

From: Gary
Date: Mon, Apr 24, 2023, 10:12 a.m.
Subject: Application
To: Gary Biegel

Explanation for Consent

Overview:

The 3 lots of 91 Main Street N, 6 Webb, and 14 Webb have been amalgamated into 1 parcel. This was done to allow for construction of 2 story building on 91 Main Street N.

We are asking that permission be granted to remove 14 Webb from this parcel. No adjustment of original lot line as per survey, is required. Each of the original 3 lots still have their own tax bill, their own assessment, and their own PIN. A copy of current survey is attached.

The main reason for us asking is to insure continued use of 91 Main Street N as a daycare. We have been approached several times by prospective operators of the daycare, about purchasing property as well as the business. Obviously this would show a long-time commitment.

As we are retaining ownership of 14 Webb, we would provide a long term lease arrangement for the playground that is/would be on this lot.

Parking has never been an issue, as the daycare requires minimal spots. And the 3 apartments above, have never in the 5 years, required more than a total of 4 spots. The parking lot has never been fully utilized.

All the services, gas, hydro, water, sewer, storm water for 91 Main Street N are contained within its own lot boundaries with 6 Webb.

Everything for 14 Webb is contained within its own boundaries.

Sent from my iPad

From: Gary Biegel
Sent: April 24, 2023 2:30 PM
To: orders@print3orangeville.com
Subject: Fwd: Notes for application

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From: Gary
Date: Mon, Apr 24, 2023, 10:25 a.m.
Subject: Notes for application
To: Gary Biegel

- 2.2). There is a Bell easement along east side of 14 Webb Street.
SPA required amalgamating 3 lots into one parcel. This is the reason for severance application.
- 3.2). To allow for negotiations with potential purchasers of daycare business to include property.
- 6). No changes in zoning, or construction is required
We are simply asking, that as far as 14 Webb is concerned, it be returned to its original state as far as lot lines go.
- 10). A copy of survey is included with lot line highlighted.

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