

TOWN OF O'LEARY

PO BOX 130

O'LEARY, PE C0B 1V0

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APPLICATION FOR PERMISSION TO SUBDIVIDE LAND

1. LOCATION OF LAND TO BE SUBDIVIDED:

Street/Road: _____

Property Tax Number: _____

2. Existing Land Use: _____

3. Proposed Land Use (Please specify type of building, i.e. single family dwelling, duplex, mobile home, summer cottage, store, factory, etc.): _____

4. Number of Lots Proposed: _____

5. PRESENT OWNER OF LAND BEING SUBDIVIDED:

Name: _____

Mailing Address: _____ Postal Code _____

Telephone: _____ Approximate Date of Purchase: _____

6. NAME AND ADDRESS OF PROVINCIAL LAND SURVEYOR WHO CERTIFIED THE PLAN: (If not yet surveyed, please print "PRELIMINARY" in the name space.)

Name: _____

Mailing Address: _____ Postal Code _____

Telephone: _____

7. CORRESPONDENCE IN CONNECTION WITH THIS APPLICATION SHOULD BE ADDRESSED TO:

Name: _____

Mailing Address: _____ Postal Code _____

Telephone: _____

OWNER'S SIGNATURE

DATE

APPLICANTS PLEASE NOTE:

IN ORDER THAT APPLICATIONS MAY BE GIVEN ADEQUATE CONSIDERATION, IT IS NECESSARY TO CONSULT VARIOUS AGENCIES AND CARRY OUT SITE INSPECTION. ALL APPLICATIONS SHALL BE ACCOMPANIED BY ONE COPY OF AN ORTHOPHOTO ON WHICH THE LOTS TO BE SUBDIVIDED SHALL BE OUTLINED IN RED AND ALL THOSE ADJACENT LANDS IN THE POSSESSION OF THE APPLICANT OUTLINED IN BLUE.

FINAL APPROVAL FOR PRELIMINARY APPLICATIONS WILL, IN ALL CASES, BE SUBJECT TO SUBMISSION OF SURVEY PLANS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS LISTED IN THE ZONING AND SUBDIVISION BYLAWS.

INSTRUCTIONS TO APPLICANTS AND SURVEYORS FOR FINAL SURVEY PLAN:

1. All prints shall be made by standard blueprint or white print methods. Photostatic copies (Xerox, etc.) are not acceptable.
2. All plans of subdivision shall show the following information:
 - (A) date on which survey was carried out, and the date on which the plan was prepared.
 - (B) a title block containing: 1. the owner's name; 2. if the land was previously subdivided, the lot or block number; 3. the property tax number.
 - (C) Scales clearly indicated. In no instance, shall the scale of a plan of subdivision be less than 1" to 100'. The key plan shall be drawn to a scale on not less than 1" to 1000'.
 - (D) The signature of the owner(s) and the surveyor.
 - (E) The nature and the existing use of the adjacent lands.
3. The Boundaries of the land to be subdivided shall be certified by a Provincial Land Surveyor. The certificate shall read as follows: I, _____, Prince Edward Island Land Surveyor, do hereby certify that this survey was executed under my direction and supervision, and that this plan is a true and correct representation of said survey.

PEI Land Surveyor

4. Plans which do not show pinning of lots shall be identified as follows: Preliminary Plan only - not to be used for the preparation of legal description.
5. The boundaries of the lot(s) to be included in the final approval shall be clearly outlined in red and the character of the boundaries shall be identified.
6. The plan shall indicate the location and width of proposed streets, and shall show all adjacent streets and highways on which the subdivision abuts to a sufficient distance to indicate clearly the relationship of the property to the general street pattern. The general street pattern can be indicated on the key plan.
7. A small key plan on the plan of subdivision shall accurately show the location of the proposed subdivision.
8. The nature or extent of any restrictive covenants or easements affecting the lands proposed to be subdivided shall be shown or noted on the plan.
9. All lots and blocks of land within the plan of subdivision shall be clearly dimensioned and numbered.
10. The natural and artificial features such as buildings, railways, watercourses, drainage ditches, swamps, wooded areas, within or adjacent to the land proposed to be subdivided, shall be indicated.