



GEORGINA

DEEMING OR REPEAL OF DEEMING BYLAW APPLICATION GUIDE

PURPOSE OF APPLICATION

This Deeming or Repeal of Deeming Bylaw Application Guide sets forth the procedure for processing applications to pass or repeal a deeming bylaw. The information required allows the Municipality to properly evaluate your application. The information you provide will assist the Municipality in expediting this process.

APPLICATION FEES

The applicant must submit the appropriate fee for the processing of the application, in accordance with the Town of Georgina Fee By-law No. 2018-0074 (PL-7), as amended. A copy of the fee schedule can be found on the Town of Georgina website: [2026-planning-fees.pdf](#). The basic application fee, payable to the Town of Georgina, is required to cover normal costs incurred in processing the application.

USING THE APPLICATION

The application must be completed through our [online application portal](#) .

It is important to note that a Commissioner must witness the signature of the owner, solicitor or authorized agent on the application form. Therefore, a copy of the commissioning page must be printed for this purpose.

INFORMATION REQUIRED

The application must include a legal description of the subject lot(s), together with survey or sketch plan prepared in metric measurements, which shows:

- (a) the location of existing buildings;
- (b) the uses of abutting properties;
- (c) all roads (named) abutting the subject lots;
- (d) a proper metric scale and north arrow.

Prior to scheduling this matter for Council's consideration, we ask that you submit a Registered Deed indicating that all lots are in common ownership.

DEALING WITH THE APPLICATION

After an evaluation of the application, the Planner assigned to your application will prepare a report for the consideration of Council.

If the application is approved, a bylaw will be prepared and presented to Council for their approval. If the bylaw is passed, the bylaw is circulated within 30 days of the passing to each person appearing on the latest revised assessment roll of land to which the bylaw applies. Any person, within 20 days of the mailing of the notice of the passing of the bylaw, may notify the Town Clerk that he/she wishes to make presentation to Council regarding the bylaw.

The Town Clerk forwards one copy of the bylaw to the Minister of Municipal Affairs and Housing.

The approved bylaw must be registered with the land registry office. The applicant must arrange for the registration.

PROCESSING TIME

It generally takes about one to two months to complete the above process. Any application submitted by an owner to pass or amend a deeming bylaw affecting his/her own property will obviously not object to the passing of the bylaw and in this regard, the circulation of notice is only a formality. The situation may differ if Council deemed a plan or part thereof, thereby affecting a number of property owners.