

Town of Eatonia Statement of Policy and Procedure			
Subject:	Consolidating Lots Policy	Policy No:	18
Date of Council Approval:	June 8, 2021	Resolution No.	10/6/21

**1. Purpose:**

To establish when consolidation of two or more adjoining properties is permitted, within the Town of Eatonia.

**2. Definitions:**

- a) **"Principal Building"** is the main or primary building on the lot used for residential or commercial use.
- b) **"Accessory Building"** is a building subordinate to the principal building on the lot.

**3. Application:**

- a) Council will permit the consolidation of two or more lots which are side-by-side into one taxable parcel (assessment number) if they meet all of the following conditions:
  - Council approval is required;
  - Both lots must have the exact same names on the title with Information Services Corporation;
  - All of the property taxes must be paid in full which includes any arrears owing and current year's taxes;
  - The lots must be surveyed/consolidated into one lot with information Services Corporation. Tying of lots will not be approved;
  - Both lots must be in the same Zoning District as per The Zoning Bylaw;
  - And one of the following:
    - Must include a principal building with either a vacant lot or accessory building such as a garage. Lots with a principal building on each lot cannot be combined; **OR**
    - The principal building occupies more than one lot (i.e. the principal building is built so that it sits partially on two adjoining lots, such that the lots could only be sold separately if the principal building was moved off the lot).
- b) No adjustments will be made to the current year's assessment or tax levy.

- c) Applications will be presented to Council on Application to Consolidate (Appendix A).
- d) Payment as per Appendix A will accompany the request to consolidate, refundable if not approved.

**TOWN OF EATONIA**  
**Appendix A to Policy No. 18**

**APPLICATION TO CONSOLIDATE LOTS**

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I/We \_\_\_\_\_ of \_\_\_\_\_ in the  
Province of Saskatchewan hereby make an application to consolidate the  
following lots:

Roll # \_\_\_\_\_ Lot \_\_\_\_\_ Block \_\_\_\_\_ Plan \_\_\_\_\_ Ext \_\_\_\_\_

Civic Address \_\_\_\_\_

**AND**

Roll # \_\_\_\_\_ Lot \_\_\_\_\_ Block \_\_\_\_\_ Plan \_\_\_\_\_ Ext \_\_\_\_\_

Civic Address \_\_\_\_\_

In consideration of the Town of Eatonia's Consolidating Lots Policy No. 18, we  
wish for Council to consider our request for the following reasons:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

I/We verify that I/we have titled ownership of both the above properties and  
this information can be verified through Information Services Corporation.

\_\_\_\_ (Initial)

I/We understand that upon Council approval and Information Services  
Corporations consolidation, the above properties will be added to SAMA's  
maintenance list for the next assessment year. No adjustments will be made  
on the current year's assessment or tax levy. \_\_\_\_ (Initial)

I/We understand that the Town of Eatonia will not incur any expense, and that  
I/we are solely responsible for any fees incurred during the consolidation.

\_\_\_\_ (Initial)

I/We agree to the fee of \$40.00. This will be payable to the Town of Eatonia.  
\$20.00 will be submitted to SAMA for re-inspection fees. This fee does not  
guarantee Information Services Corporation approval and no part of it is  
refundable after council approval. \_\_\_\_ (Initial)

I/We understand that title to any parcel that is consolidated through the provisions of this policy does not affect the parcel structure or title with Information Services Corporation. \_\_\_\_ \_\_\_\_ (Initial)

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Print Name

Approved by Motion of Council at the regular council meeting held on \_\_\_\_\_, 20\_\_\_\_, Resolution # \_\_\_\_\_

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Administrator