



GENERAL INFORMATION REGARDING GEORGIAN BAY SHORELINE OWNERSHIP AND WORK ALONG THE SHORELINE

➤ **Types of beach ownership in the Township of Tiny**

The various scenarios regarding waterfront ownership rights for properties on Georgian Bay in Tiny include:

- First Nation ownership to water's edge (i.e. Christian Island)
- Provincial ownership to water's edge (i.e. Awenda Park)
- Township ownership to water's edge (i.e. Woodland Beach, Bluewater Beach, Jackson Park Beach, Balm Beach, Lafontaine Beach and various other municipal properties that may be signed to indicate the extent of Municipal Ownership)
- Communal ownership to water's edge (i.e. Rowntree Beach)
- Individual ownership to water's edge
- Unknown ownership to water's edge

➤ **Determining the ownership rights for a particular beach area**

- Ask the Township if the beach is owned by the Township. The Township has made significant efforts to sign and demarcate many beaches and beach access/pathways that are Township owned
- If the beach is not municipally owned, you can contact the Land Registry Office in Barrie to possibly obtain further information
- If you are a waterfront property owner, you can retain an Ontario Land Surveyor to prepare an updated survey to determine the boundaries of the property
- Obtain a legal opinion from a lawyer

➤ **Determining whether a property has deeded access rights to a beach**

- Review your deed/title information with a lawyer to obtain a legal opinion

➤ **Site alteration works (i.e. groynes, break walls, etc.) or development in or near Georgian Bay**

For all works in Georgian Bay or adjacent to the shoreline (including the installation of a break wall):

- Township of Tiny Regulations

A retaining wall only requires a building permit from the Township when it exceeds 1 meter in height and is adjacent to the entrance to a building or public property, or a property to which the public is permitted, as it would be considered a designated structure as per the Ontario Building Code. Otherwise, it is exempt from the requirements of the Ontario Building Code. Retaining walls are not regulated by the Township of Tiny Zoning By-law 06-001, as amended.

All other structures (i.e. decks, covered porches, pergolas, boathouses, etc.), except light standards, and small signs, are subject to the regulations of the Ontario Building Code and the Township of Tiny Zoning By-law 06-001, as amended.

An application for Municipal Property Access must be obtained from the Township Public Works Department, if access is required to a private property across municipal properties/beaches. Please visit www.tiny.ca/Pages/Public-Works-Permits.aspx for more information.

- Township development restrictions adjacent to Georgian Bay

For properties along Georgian Bay, specific zoning provisions regarding setbacks are required in regard to the identification of the 178 metre Elevation of Georgian Bay on an updated survey prepared by an Ontario Land Surveyor. This is the responsibility of the property owner to provide

and/or obtain in conjunction with any required building permit. Please note that even if a structure does not require a building permit, it must comply with all municipal Zoning By-law standards. Please visit www.tiny.ca/Pages/Zoning-Bylaw.aspx for more information.

- **Ministry of Natural Resources and Forest (MNRF) Regulations**

MNRF regulates shoreline activities under the authority of the *Public Lands Act*. In accordance with Ontario Regulation 239/13, certain activities on shore lands (lands covered or seasonally inundated by the water of a lake, river, stream or pond) and public land (any land under the control and management of MNRF) are prohibited unless carried out in accordance with a work permit. Please note that some activities may be exempt from requiring a work permit if the person complies with the requirements of the exemption. For more information on Crown land work permits and to determine if your proposal requires a work permit, please visit: <https://www.ontario.ca/page/streamlined-crown-land-work-permit>. For any work permit inquiries, please email MNRFpermits@ontario.ca. If you have any questions, please contact the MNRF Midhurst office at 705-725-7500.

- **Department and Fisheries and Oceans (DFO) Regulations**

Proponents looking to complete work in and around water must be familiar with the federal *Fisheries Act*. For projects near water please visit the DFO website for more information at: <http://www.dfo-mpo.gc.ca/pnw-ppe/index-eng.html>. Appropriate mitigation and avoidance measures need to be included in project design to prevent the harmful alteration, disruption or destruction of fish habitat. The DFO recommend proponents submit a Request for Review form (no charge) to have a project review completed by the DFO. Reviews can take up to 2 months, so please allow adequate time for review. Measures to protect fish and fish habitat should be incorporated into project design. Please visit the DFO website for more information: <http://www.dfo-mpo.gc.ca/pnw-ppe/asures-mesures-eng.html>. If you have any questions, please contact the DFO Triage group at: FisheriesProtection@dfo-mpo.gc.ca

➤ **Best Practices/Stewardship Guide for Shoreline Properties**

The Lake Huron Centre for Coastal Conservation, in consultation with agencies from the Federal and Provincial Government, the Severn Sound Environmental Association (SSEA) and local Conservation Authorities, developed a Southern Georgian Bay Shoreline Stewardship Guide in December 2013. The Guide provides background information to understand the unique shoreline processes and natural environments that have formed along southern Georgian Bay. It provides science-based information on these topics to enable informed decisions about how important the role of individual property stewardship plays in safeguarding southern Georgian Bay as a whole.

This guide and other resources including information on dune planting and coastal wetlands are available at: <https://www.lakehuron.ca/stewardship-plans-and-guides>.

The SSEA also has natural shorelines information on their website:

<https://www.severnsound.ca/programs-projects/public-involvement-stewardship/natural-shorelines>.

Disclaimer - It is the responsibility of the land owner and/or contractor to ensure they understand all Federal, Provincial, County and Township regulations that would apply to satisfy themselves as to the above-noted information. The Corporation of the Township of Tiny, its officers and employees disclaim any liability for providing any of the information contained herein.