

The Corporation of the Township of Southgate
By-law Number 2022-011

Being a by-law to authorize the execution of a Site Plan Control Agreement

Whereas Section 41 of the Planning Act, RSO 1990, Chapter P.13 as amended authorizes municipalities to designate areas of Site Plan Control, and to subsequently enter into agreements with respect to the conditions of development or redevelopment of lands in areas of Site Plan Control; and

Whereas all of the lands within the Township are designated as a Site Plan Control Area pursuant to the provisions of Section 41 of the Planning Act and By-law 2007-47; and

Whereas the Council of the Township of Southgate deems it expedient to enter into a Site Plan Amending Agreement with the owner,

Now therefore be it resolved that the Council of the Corporation of the Township of Southgate enacts as follows:

1. **That** an Amending Site Plan Agreement between Elias and Edna Martin and the Township of Southgate for the development of the lands described as Con 2 SWTSR, Pt Lot 193 to Pt Lot 195 and Lot 196 to 197 Proton, Township of Southgate is authorized. Such agreement being attached hereto as Schedule "A" and which forms a part of this by-law;
2. **That** the Mayor and Clerk are authorized to sign the Site Plan Amending Agreement on behalf of the Council of the Corporation of the Township of Southgate in substantially the form as that set out in Schedule A;
3. **That** the Clerk is authorized and directed to cause notice of the Site Plan Amending Agreement to be registered on the title to the said lands forthwith after it has been signed by all parties; and
4. **That** this By-law shall come into full force and effect upon the final passing hereof.

Read a first and second time this 2nd day of February 2022.

Read a third time and finally passed this 2nd day of February 2022.

Mayor – John Woodbury

Clerk- Lindsey Green

THE CORPORATION OF THE TOWNSHIP OF SOUTHGATE

SITE PLAN AMENDMENT AGREEMENT

This Agreement made the 2nd day of February, 2021.

BETWEEN:

Elias Martin and Edna Martin
Hereinafter called the "Developer"

-and-

**THE CORPORATION OF THE MUNICIPALITY OF THE TOWNSHIP OF
SOUTHGATE**

Hereinafter called the "Municipality"

WHEREAS the Developer is the owner of certain lands known as Con 2 SWTSR, Pt Lot 193 to Pt Lot 195 Lot 196 to 197 Proton, Township of Southgate (the "Lands"); and

WHEREAS the Developer entered into a Site Plan Agreement with the Municipality on the 24th day of September 2014 (the "Site Plan Agreement") with respect to developing the Lands; and

WHEREAS the Developer has applied to the Municipality for an amendment to the Site Plan Agreement under Section 41 of the *Planning Act*, R.S.O., 1990, c.P.13 in respect of its site plan for the development of the site (hereinafter called the "Works"); and

WHEREAS the Site Plan Agreement provides that its terms may be amended or varied by a written document signed by both parties and registered against the Lands; and

WHEREAS the Municipality has approved the amendment to the Site Plan Agreement subject to certain conditions and subject to entering into of this agreement.

NOW THEREFORE WITNESSETH that in consideration of the promises and other good and valuable consideration, the receipt and sufficiency whereof the parties irrevocably acknowledge, the parties agree as follows:

1. That the drawings in schedule A to this amending agreement shall replace the drawings from the existing site plan agreement and be the only drawings applicable to the site and previous drawings shall be void; and
2. That the owner agrees to use the proposed indoor storage for no other use except for the storage of materials and product from the metal work shop or agricultural operation.
3. That the Owner consents to the registration of this Agreement or Notice of this Agreement on title to the Lands at the Owner's expense. Such registration may be at the instance of the Township; and
4. That all other terms, conditions, and drawing of the Site Plan Agreement shall remain unchanged and shall continue in full force and effect and time shall remain of the essence.

IN WITNESS WHEREOF the corporate parties have executed this Agreement by affixing thereto their corporate seals, as attested by the hand of their proper signing officers duly authorized in that behalf.

AND IN WITNESS WHEREOF the natural parties hereto have hereunto set their hands and seals. Signing authorized by By-law 2022-011.

Elias Martin and Edna Martin

Per: _____

Date: _____

Per: _____

Date: _____

**THE CORPORATION OF THE
TOWNSHIP OF SOUTHGATE**

Per: _____

John Woodbury, Mayor

Per: _____

Lindsey Green, Clerk

Date: _____

We have authority to bind the corporation

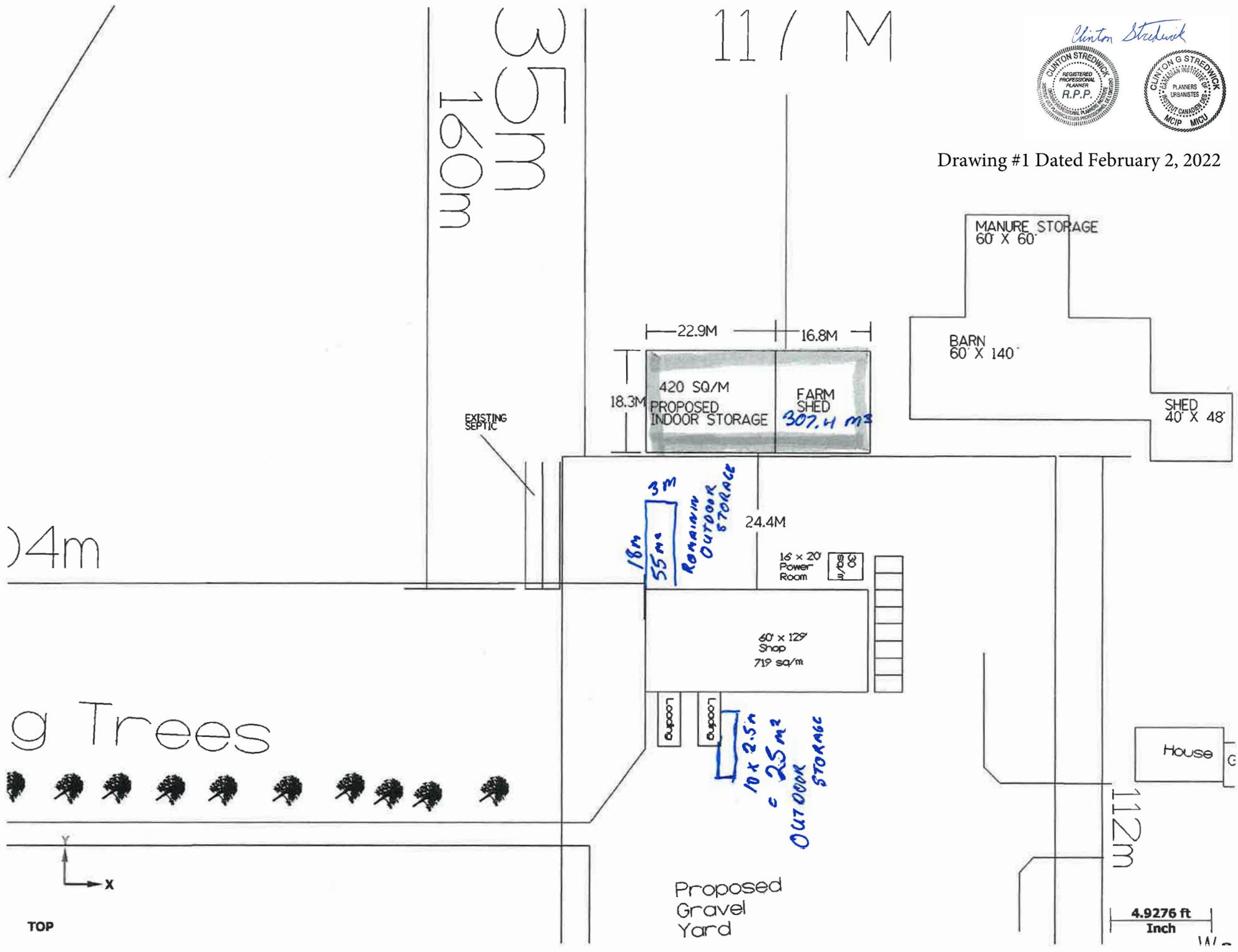
Schedule A

SITE PLANS

- Drawing #1. Dated February 2nd, 2022 and signed by the planner
- Drawing #2. Dated February 2nd, 2022 and signed by the planner
- Drawing #3. Dated February 2nd, 2022 and signed by the planner
- Drawing #4. Dated February 2nd, 2022 and signed by the planner
- Drawing #5. Dated February 2nd, 2022 and signed by the planner
- Drawing #6. Dated February 2nd, 2022 and signed by the planner

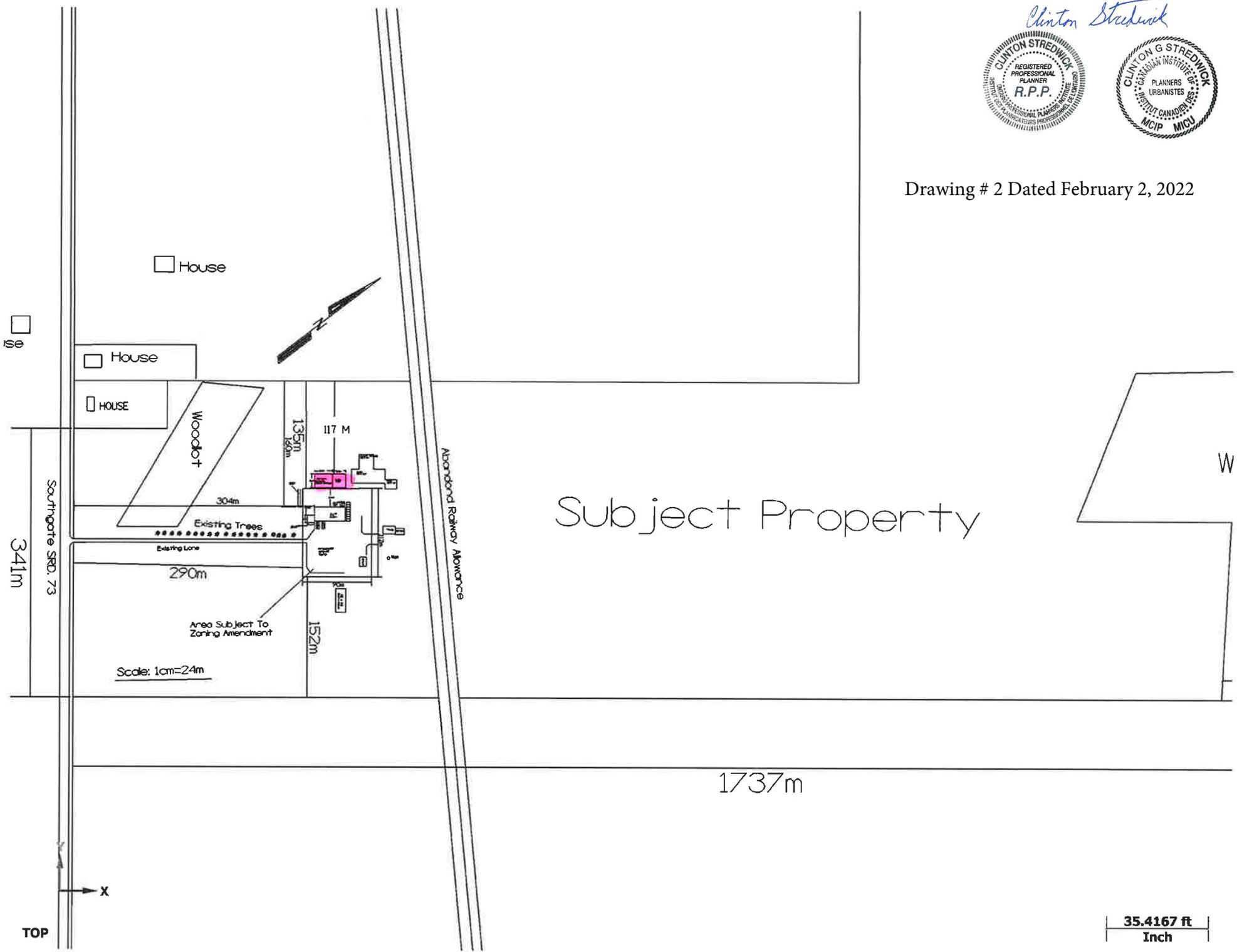


Drawing #1 Dated February 2, 2022





Drawing # 2 Dated February 2, 2022



Subject Property

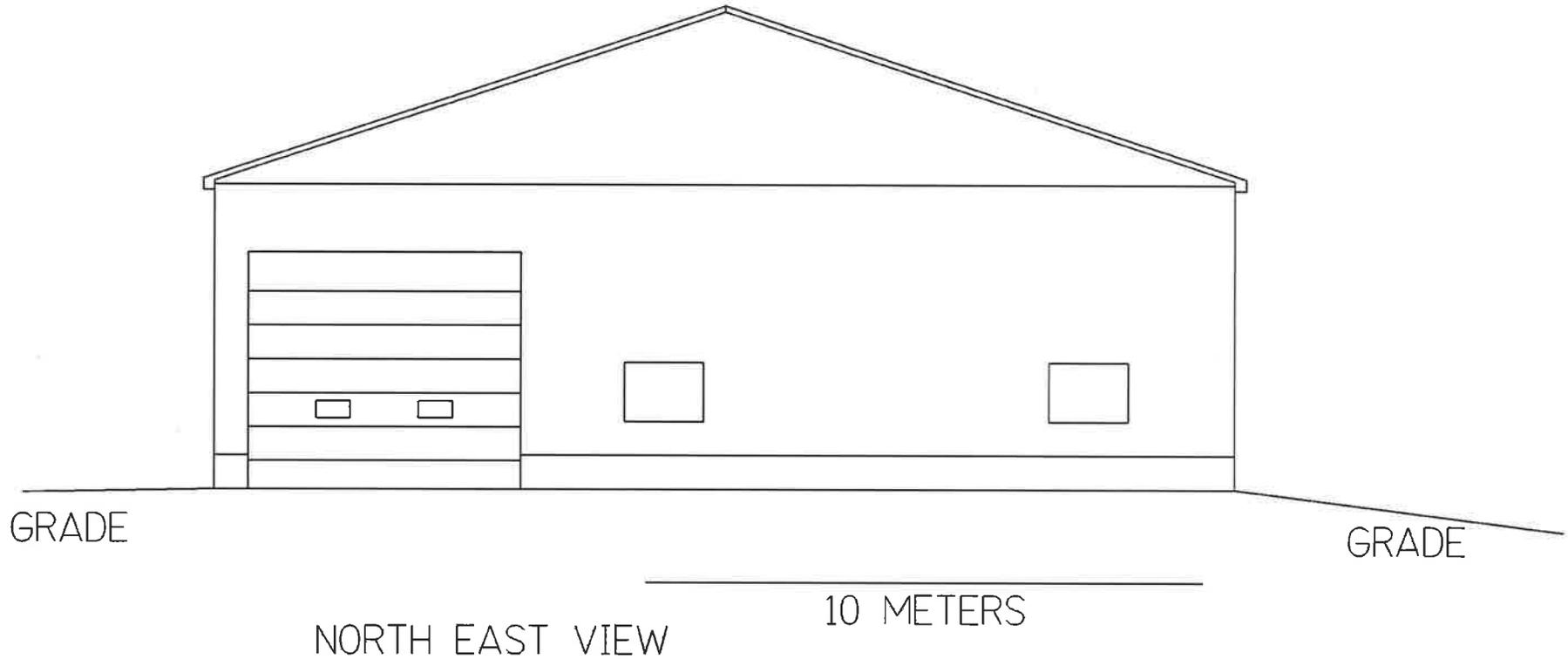
1737m

Scale: 1cm=24m

35.4167 ft
Inch

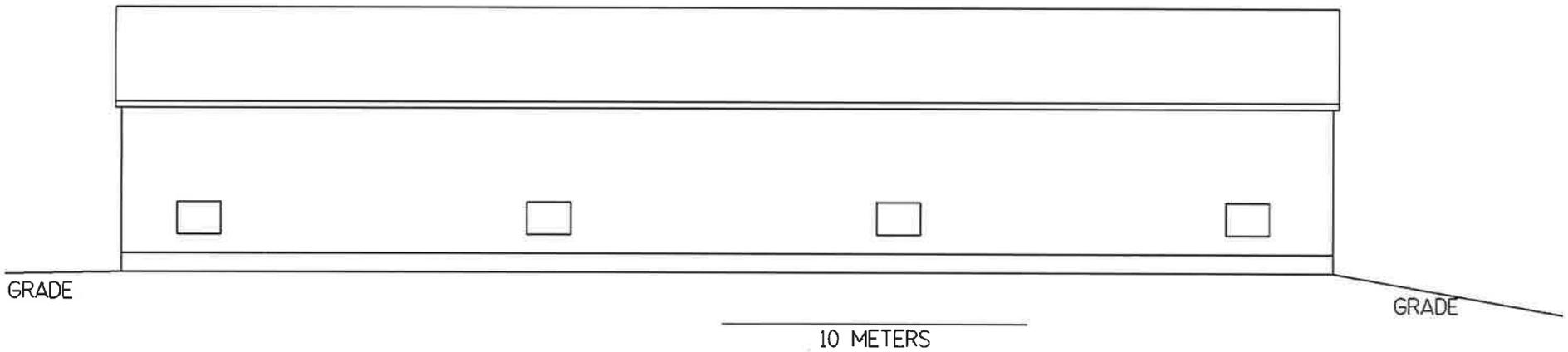


Drawing #3 Dated February 2, 2022



TOP

8.3409 ft
Inch



NORTHWEST VIEW

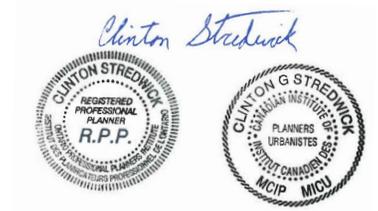
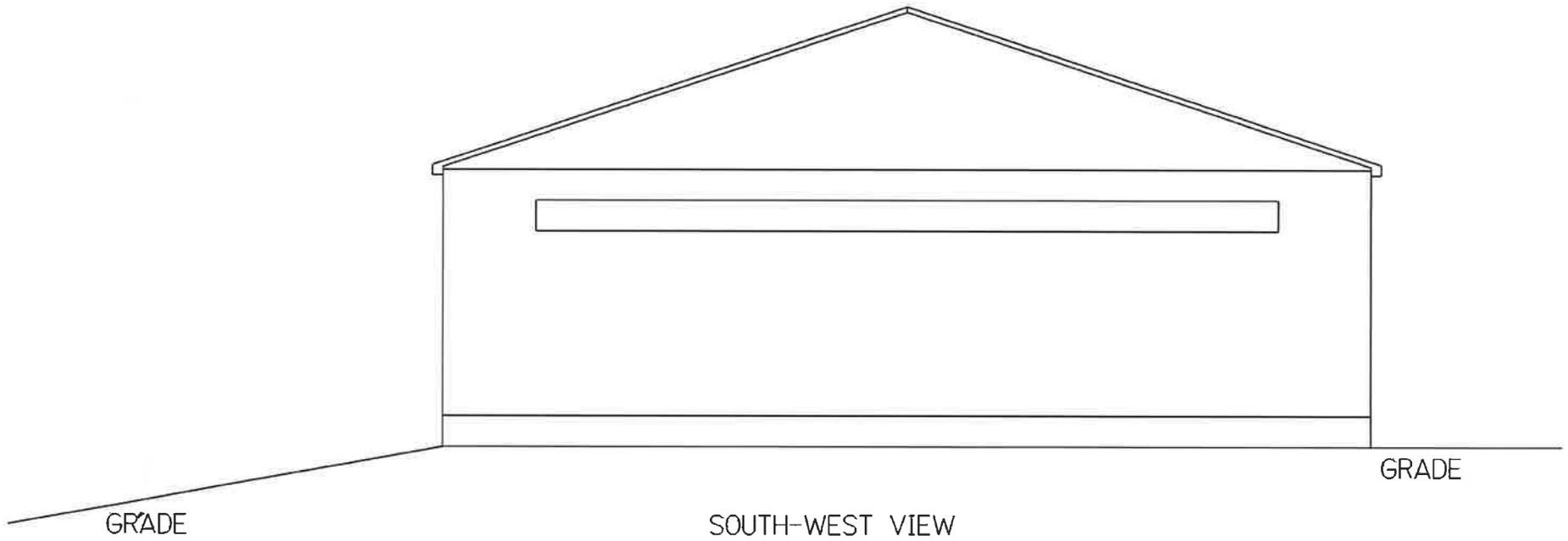
Clinton Stedwick
 CLINTON STREDWICK
 REGISTERED PROFESSIONAL PLANNER
 R.P.P.
 CLINTON G STREDWICK
 CLINTON G STREDWICK INSTITUTE
 PLANNERS URBANISTES
 INSTITUT CANADIEN
 MCIP MICU

Drawing #4 Dated February 2, 2022



TOP

14.5015 ft
 Inch

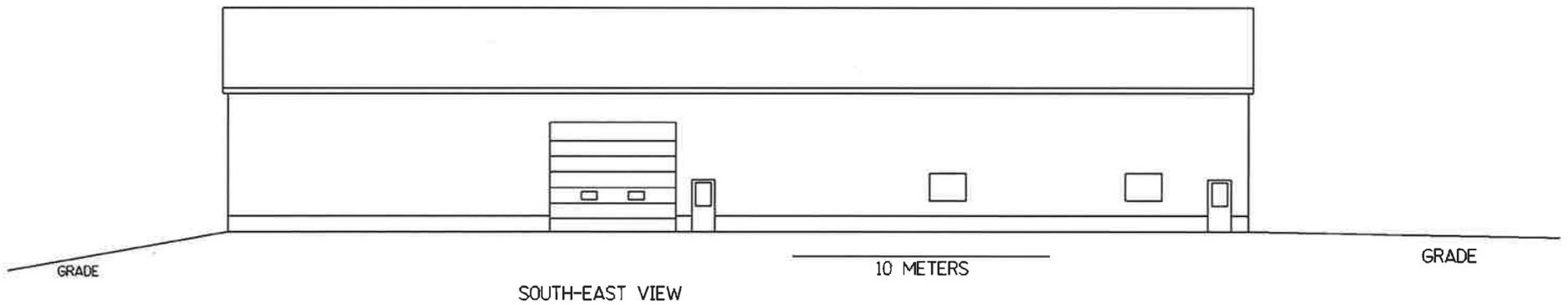


Drawing #5 Dated February 2, 2022



TOP

8.9114 ft
Inch



Clinton Stredwick

CLINTON STREDWICK
REGISTERED PROFESSIONAL PLANNER
R.P.P.
CLINTON STREDWICK
CLINTON STREDWICK
PLANNERS
URBANISTES
1977 CANADIAN REG.
MCIP MICU

Drawing #6 Dated February 2, 2022



TOP

17.3543 ft
Inch