

THE CORPORATION OF THE TOWNSHIP OF WESTMEATH

BY-LAW 96-26

A By-Law to enter into an Agreement regarding a Plan of Subdivision in Part Lot 18,
Concession East Front C

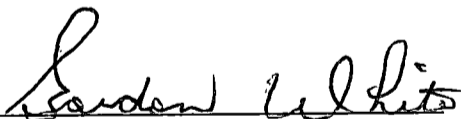
WHEREAS:-

- 1 A Municipality has authority under Section 51(26) of the Planning Act RSO 1990 to enter into agreements imposed as conditions of approval of Plans of Subdivision.
- 2 In order to meet the conditions of the Land Division Committee of the County of Renfrew regarding a severance, the Council of the Corporation of the Township of Westmeath is prepared to enter into an agreement with Dennis Joseph, Claire and Stephen Magello Lacroix and Brenda McLeese concerning the conveyance of certain property in Part Lot 18, Con. EFC.

NOW THEREFORE the Council of the Corporation of the Township of Westmeath ENACTS as follows:-

- 1) The Reeve and Clerk be authorized to sign the Agreement between the Municipal Corporation of the Township of Westmeath and Dennis Joseph, Claire and Stephen Magello Lacroix and Brenda Lee McLeese described as Schedule "B" and "C" attached to, and forming part of, this By-Law.
- 2) The Agreement referred to in Section 1) above will be registered against the land to which it applies.

PASSED AND ENACTED this 7th day of August, 1996


Reeve


Clerk

THIS AGREEMENT made this 7 day of August, 1996.

BETWEEN:

THE MUNICIPAL CORPORATION OF THE TOWNSHIP OF WESTMEATH
hereinafter called the "Municipality" of the first part

-and-

BRENDA McLEESE, STEPHEN LACROIX
DENNIS LACROIX and CLAIRE LACROIX
hereinafter called the "Owners" of the second part

WHEREAS THE Owners are owners in fee simple of the lands described in Schedule "A" attached hereto in the Township of Westmeath, in the County of Renfrew;

AND WHEREAS the Owners have applied to the Land Division Committee of the County of Renfrew for consent to sever the said lands;

AND WHEREAS consent to sever has been granted on condition that if the severed lands and the lands being added to (Part 2 on 49R-9721) are conveyed in the future, they shall be conveyed as one parcel;

AND WHEREAS Section 53(2) of The Planning Act, R.S.O. 1990 chap.P133 provides that Council has the same powers with respect to consent as the "Minister" (as defined in the said Planning Act);

AND WHEREAS Section 53(2) and Section 51(6) of the said Planning Act allows the municipality to enter into an agreement registered on title with respect to consents;

NOW THEREFORE THIS AGREEMENT witnesseth that in consideration of the sum of One (\$1.00) Dollar now paid by each party to the other, and the mutual covenants hereinafter referred to, the parties hereto agree as follows:

1. The Municipality agrees to the severance of the lands described in Schedule "B" hereto from the lands described in Schedule "A"
2. The Owners agree that they shall not convey less than the whole of the lands described in Schedule "C" by way of Deed and Transfer, or grant, assign, or exercise a power of appointment with respect to the lands, or mortgage or charge

less than the whole of said lands, or enter into an Agreement of Sale and Purchase of less than the whole of said lands or enter into any Agreement that has the effect of granting the use of or right in less than the whole of said lands directly or be entitled for renewal for the period of twenty-one (21) years or more.

- 3. The parties agree that the Land Division Committee may issue a Certificate of consent for the lands described in Schedule "B" whereafter the Owners may convey the said lands described in Schedule "C" to a third party.
- 4. This Agreement shall be registered on the title of the lands described in Schedule "B" and "C".
- 5. This Agreement shall be binding upon the Owners, their heirs, executors, administrators and assigns, including all subsequent owners of the lands described in Schedule "B" and Schedule "C".

IN WITNESS WHEREOF the party of the first part has hereunto affixed its seal, attested by the signatures of the appropriate signing officers, and the parties of the second part have hereunto set their hand and seal.

SIGNED, SEALED AND DELIVERED)

) The Municipal Corporation of
) The Township of Westmeath
) Per:

) Gordon White (Reeve)
)

) Dr. Pardi Keith, Clerk
)

) Dennis Lacroix
) Dennis Lacroix

) Claire Lacroix
) Claire Lacroix

) Brenda McLeese
) Brenda McLeese

) Stephen Lacroix
) Stephen Lacroix

S C H E D U L E A

Part of Lot No. 18 in the East Front "C" Concession of the said Township of Westmeath which may be described as follows:

COMMENCING at a point on the southerly limit of the said lot distant 81.70 feet on a course along the said southern limit of the said lot of north 82 degrees 30 minutes west from the south east angle of the lot;

THENCE north 6 degrees 16 minutes west a distance of 49.42 feet to a survey post planted;

THENCE north 15 degrees 28 minutes west a distance of 52.15 feet to a survey post planted;

THENCE north 76 degrees, 29 minutes east a distance of 56.80 feet to a survey post planted on the high water mark of the Ottawa River;

THENCE in a general northerly direction along the said high water mark to the north east angle of Lot 18 East Front "C" Concession;

THENCE westerly along the northerly limit of the lot to the north west angle of the lot;

THENCE southerly along the western limit of said lot to the south west angle of the said lot;

THENCE easterly along the southerly limit of the said lot to the point of commencement.

THE BEARINGS in this description are astronomic and are premised on the limit between Lots 17 and 18 Concession East Front "C" having a bearing of North 82 degrees 30 minutes west.

S C H E D U L E B

Part of Lot 18 Concession East Front "C" in the Township of Westmeath
designated as Part 1 Plan 49R- 12849.

SCHEDULE C

Part of Lot 18 Concession East Front "C" in the Township of Westmeath in the County of Renfrew designated as Part 2 49R-9721 and Part 1 49R-12849.