

The Corporation of the Township of Whitewater Region

By-law Number 18-09-1106

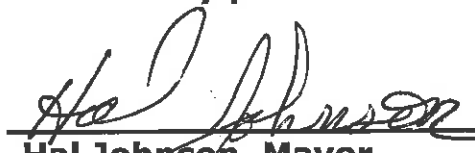
A by-law to authorize the Corporation of the Township of Whitewater Region to enter into a Development Agreement with Joseph and Deborah Dupuis

Whereas, the Council of the Township of Whitewater Region has reviewed the attached agreement and is of the opinion that the attached agreement is desirable;


Now Therefore the Council of the Township of Whitewater Region enacts as follows:

1. That the Mayor and Chief Administrative Officer/Clerk-Treasurer are hereby authorized to execute the attached agreement to this by-law on behalf of the Corporation of the Township of Whitewater Region.
2. That the agreement attached hereto shall form a part of this by-law.
3. This by-law shall not take effect until a certified copy has been registered in the Registry Office for the Land Titles Office of Renfrew.

Read a first, second and third time and finally passed this 19th day of September, 2018.



Hal Johnson, Mayor



Robert H.A. Tremblay, Clerk

THIS AGREEMENT made this 19 day of September, 2018

BETWEEN:

Joseph and Deborah Dupuis
(hereinafter called the "Owner")

PARTY OF THE FIRST PART

AND

The Corporation of the Township of Whitewater Region
(hereinafter called the "Municipality")

PARTY OF THE SECOND PART

WHEREAS the Owner hereby warrants that they are the owner in fee simple of the lands described in Schedule "A" attached hereto (hereinafter called the "Subject Lands")

AND WHEREAS the Owner has applied to the Land Division Committee for the County of Renfrew (Applications B139/17(1), B140/17(2) and B141/17(3)) for consents pursuant to the provisions of the Planning Act, R.S.O., 1990, Chapter P.13.

AND WHEREAS the aforesaid applications for consent were granted by the Land Division Committee subject that the Owner entering into an agreement with the Municipality regarding the matters hereinafter set out;

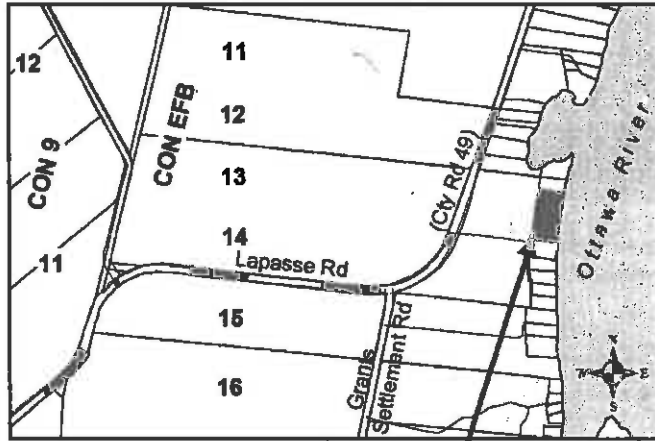
AND WHEREAS this Agreement is being entered into between the Owner and the Municipality in satisfaction of Condition No. 3 for B139/17(1), B140/17(2) and B141/17(3)) in the above noted Land Divisions Committee files pursuant to Sections 53 (12) and 51 (26) of the Planning Act, R.S.O. 1990, Chapter P.13.

NOW THEREFORE this Agreement witnesseth that in consideration of the premises and other good and valuable consideration (the receipt and sufficiency of which is acknowledged by the parties hereto) the parties hereto agree as follows:

1. The Owner acknowledges and agrees that this Agreement shall apply to the Subject Lands.
2. The Owner acknowledges and agrees to enter into the Development Agreement under Section 51(26) of the Planning Act with the Township of Whitewater Region, to be registered on title, and to implement the recommendations of the Geofirma Hydrogeological Study and the Impact Assessment dated December 21, 2017 and the Geofirma Slope Stability Assessment date January 2, 2018. The development Agreement shall include the following provisions:
 - a. A copy of both the Geofirma Hydrogeological Study and the Impact Assessment dated December 21, 2017 and the Geofirma Slope Stability Assessment date January 2, 2018 are available at the municipal office.
 - b. That the sodium concentrations in the proposed water source for this lot may exceed 20 mg/L and may affect patients on sodium restricted diets.
 - c. That private road standards and maintenance are the responsibility of the owner and that the road is either constructed to appropriate standard to allow access for emergency vehicles prior to issuance of a building permit or the agreement specifies construction of the road prior to the issuance of a building permit.
 - d. That before any building permit is issued on the residential lot a site plan and drainage plan be prepared to the satisfaction of the municipality.

SCHEDULE "A"

**Township of
Whitewater Region
Key Map**



Location of Amendment