

A G E N D A

Public Meeting
Wednesday, January 10, 2018
6:00 PM

1) Welcome and Call to Order

2) Declaration of Pecuniary Interest

3) Public Meeting - Application for Plan of Subdivision (Manning Rd.)

- Introduction by Saadia Jamil, Community Planner, Township of South Stormont
- Presentation by the agent (Kevin MacCulloch, EVB Engineering) with respect to the proposed Plan of Subdivision
- Questions and comments from public
- Questions and comments from members of South Stormont Council

4) Adjournment

**Notice of Application and Notice of Public Meeting
Concerning an Application for Plan of Subdivision
Township of South Stormont (SDG File (02-SS-S/2017)
Owner: 3939227 Canada Inc.**

TAKE NOTICE that the Council of the Corporation of the Township of South Stormont hereby gives Public Notice of the receipt of an Application for Plan of Subdivision in accordance with Subsection 51(20) of the *Planning Act* and Ontario Regulation 544/06. The Township of South Stormont will hold a public meeting on **January 10th, 2018, at 6:00 PM** at the **Town Hall (2 Mille Roches Road, Long Sault)**. The meeting is being held on behalf of The United Counties of Stormont, Dundas and Glengarry, which is the approval authority for the subdivision application.

The proposed subdivision is located along Manning Road, immediately west of the existing Parkway Estates Subdivision within the village of Long Sault, at Part of Lot 1 and 2, Concession 2, Geographic Township of Osnabruck, Township of South Stormont, as shown in the attached Key Map.

The applicant intends to develop the subject parcel of approximately 3.81 hectares, with a residential subdivision consisting of eight (8) residential lots. Each of the proposed lots will be serviced by municipal water and a private septic system. Further, municipal infrastructure including surface drainage, asphalt driveway connections to the existing Manning Road and utilities will be provided to the proposed subdivision. The retained parcel of approximately 69 hectares is zoned Rural and two access are proposed on Manning Road should future development occur.

ANY PERSON may attend the public meeting and/or make written or verbal representation either in support of or in opposition to the proposed Plan of Subdivision.

If a person or public body does not make oral submissions at the public meeting or make written submissions to the United Counties of Stormont, Dundas and Glengarry in respect of the proposed plan of subdivision before the approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body is not entitled to appeal the decision of the United Counties of Stormont, Dundas and Glengarry to the Ontario Municipal Board.

If a person or public body does not make oral submissions at the public meeting or make written submissions to the United Counties of Stormont, Dundas and Glengarry in respect of the proposed plan of subdivision before the approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Municipal Board unless, in the opinion of the Board, there are reasonable grounds to do so.

If you wish to be notified of the decision of the United Counties of Stormont, Dundas and Glengarry in respect of the proposed Plan of Subdivision you must make a written request to the United Counties of Stormont, Dundas and Glengarry, 26 Pitt Street, Cornwall, Ontario, K6J 3P2, Attention: Alison McDonald, Manager of Planning (amcdonald@sdgcounties.ca)

ADDITIONAL INFORMATION relating to the proposed Plan of Subdivision is available between 8:30 a.m. and 4:30 p.m. Monday to Friday at the Township of municipal offices, or by visiting the website <https://goo.gl/8ej9Jc>

DATED AT THE TOWNSHIP OF SOUTH STORMONT THIS 21st DAY OF DECEMBER 2017.

Loriann Harbers, CMO
Director of Corporate Services/Clerk
Township of South Stormont
2 Mille Roches Road, P.O. Box 84
Long Sault, ON, K0C 1P0
613-534-8889
info@southstormont.ca

Key Map



Draft Plan of Subdivision

KEYPLAN
SCALE 1:1000

DRAFT PLAN OF SUBDIVISION
OF PART OF
PART OF LOT 1 AND LOT 2,
CONCESSION 2,
GEOGRAPHIC TOWNSHIP OF OSWATIMIK,
TOWNSHIP OF SOUTH STORMONT,
COUNTY OF STORMONT, ONTARIO

ADDITIONAL INFORMATION AS REQUIRED UNDER SECTION 51, PLANNING ACT

A- AS SHOWN ON DRAFT PLAN
B- AS SHOWN ON DRAFT PLAN
C- AS SHOWN ON DRAFT PLAN
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Z- AS SHOWN ON DRAFT PLAN

OWNER'S CERTIFICATE
I HEREBY CERTIFY THAT THE DRAFT PLAN OF SUBDIVISION IS THE SAME AS THAT OF THE REGISTER OF MUNICIPAL AFFAIRS FOR APPROVAL.

[Signature]
DATE: 07/15/2017

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE CORRECTLY SHOWN.

[Signature]
DATE: 07/15/2017

SCHEDULE OF LAND USE

CHIEFLY INTENDED USE (OR USES)	NUMBER OF LOTS	NUMBER OF DWELLINGS
RESIDENTIAL	8	8
STREET		
PARK		
OTHER	2	

3939227 CANADA INC.

MANNING ROAD SUBDIVISION

DRAFT PLAN

SCALE: 1:1000
DATE: 07/15/2017
DRAWN BY: [Name]
CHECKED BY: [Name]
DATE: 07/15/2017
SCALE: 1:1000

DP1.1