

# **TOWN OF FORT FRANCES**

## **BY-LAW NO. XX/XX**

(Being a By-Law to authorize execution of a site plan control agreement as a condition of development with Ryan Lundy - *The Planning Act*, Section 41)

**WHEREAS** Section 41 of the Planning Act, R.S.O. 1990, delegates authority to local municipal councils for matters within their jurisdiction for Site Plan Control Approval and to enter into agreements thereunder;

**AND WHEREAS** the Official Plan in effect for the Town of Fort Frances designates the entire Town as a site plan control area;

**AND WHEREAS** Council of the Town of Fort Frances at its meeting held September 14, 2020 approved the report from C. Vangel, CBO/Municipal Planner, as supported by the Planning & Development Executive Committee and Committee of Adjustment, to remove the holding provision on the property and permit a private well and septic services;

**AND WHEREAS** Council of the Town of Fort Frances passed by-law 03/14-U on September 28, 2020 to formally authorize the holding provision removal subject to the condition that the applicant enter into said agreement with the Town;

**AND WHEREAS** Mayor and Clerk of the Town of Fort Frances are authorized to execute the Site Plan Control Agreement.

**NOW THEREFORE** Council for the Corporation of the Town of Fort Frances

**HEREBY ENACTS** as follows:

1. That lands legally known as PIN 56017-0006: PCL 12043 SEC RAINY RIVER; PT LT 19 RIVER RANGE MCIRVINE PARTS 1 & 2, RR138; FORT FRANCES are hereby designated a site plan control area and shall be regulated by this by-law and the requirements set out in Schedule 'A' attached hereto between Ryan Jake Lundy and the Corporation of the Town of Fort Frances.
2. This by-law shall come into force and take effect upon the final passing thereof.

READ THREE TIMES and finally passed in open Council this 9<sup>th</sup> day of August 2021.

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J. Caul, MAYOR

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E. Slomke, CLERK