

**TOWNSHIP OF SOUTH FRONTENAC
BY-LAW 2020-53**

BEING A BY-LAW TO AUTHORIZE THE MAYOR AND THE CLERK TO EXECUTE A CONDOMINIUM AGREEMENT BETWEEN THE CORPORATION OF THE TOWNSHIP OF SOUTH FRONTENAC AND MAGENTA WATERFRONT DEVELOPMENT CORPORATION & 1324789 ONTARIO INC. FOR DEVELOPMENT AT JOHNSTON POINT

WHEREAS the owners of Johnston Point, the Township of South Frontenac and the County of Frontenac reached a settlement with respect to a draft plan of condominium; AND WHEREAS the Ontario Municipal Board approved the draft plan of condominium for the owner's lands and imposed draft plan conditions for final approval pursuant to the Planning Act of Ontario as amended;

AND WHEREAS it is a condition of draft plan approval that the owners enter into a condominium agreement with the Township of South Frontenac and register the agreement on title to the owners' lands;

NOW THEREFORE THE CORPORATION OF THE TOWNSHIP OF SOUTH FRONTENAC BY ITS COUNCIL, HEREBY ENACTS AS FOLLOWS:

1. **THAT** upon the signing of the condominium agreement by both property owners, the Mayor and the Clerk are hereby authorized to execute a Condominium Agreement between the Corporation of the Township of South Frontenac and Magenta Waterfront Development Corporation and 1324789 Ontario Inc., substantially in the form as attached hereto.
2. **THAT** this By-law and Agreement shall be registered on title of the property described as Units 1-15 and Blocks 16-19 inclusive all as shown on a draft Plan of Condominium dated February 26, 2016, last revised March 31, 2016, prepared by FoTenn Consultants Inc. and certified by Ronald Clancy, Ontario Land Surveyor; more particularly described as Part of PIN 36283-0627 (LT):

FIRSTLY:

Part Lot 24, Concession 7, Loughborough, designated as Part 3 on Plan 13R-22257 and Part 1 on Plan 13R-21493 save and except Part 1 on Plan 13R-22257; Township of South Frontenac

SECONDLY:

Part of Lots 23 and 24, Concession 6, Loughborough, designated as Parts 5 and 6 on Plan 13R-22257 and Parts 5, 8, 9, 10, 11, 12, 13 and 14 on Plan 13R-21493, save and except Parts 7 and 8 on 13R-22257 and save and except Part 3 on 13R-21591; Township of South Frontenac

THIRDLY:

Part of the road allowance between Concessions 6 and 7, Loughborough, designated as Part 3, Plan 13R-21493 and Part 4 on Plan 13R-22257, stopped up and closed by By-Law No. 2016-28 as in FC222953; Township of South Frontenac

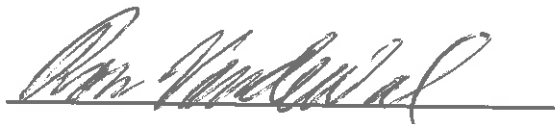
3. **THIS BY-LAW** shall come into force and effect in accordance with section 51(26) of the Planning Act, either upon the date of passage or as otherwise provided by the said section 51(26).

Dated at the Township of South Frontenac this 6th day of October, 2020.

Read a first and second time this 6th day of October, 2020.

Read a third time and finally passed this 6th day of October, 2020.

**THE CORPORATION OF THE
TOWNSHIP OF SOUTH FRONTENAC**

A handwritten signature in black ink, appearing to read "Ron Vandewal", written over a horizontal line.

Ron Vandewal, Mayor

A handwritten signature in black ink, appearing to read "Angela Maddocks", written over a horizontal line.

Angela Maddocks, Clerk