

PDP-09-23

Attachment #6
Agency & Stakeholder Detailed Comments
File CW-2022-02

Internal Department

Engineering Services

Engineering Services has no objection to the above application, provided that the conditions of the executed Site Plan Agreement for file SP-04-20 shall be included in the Condominium Agreement with the Developer's responsibilities and obligations transferred to the Condominium Corporation where appropriate.

External Agencies

Durham Region Planning

On December 23, 2021, the Region issued final clearance for the related plan of subdivision (S-W-2018-06). All concerns with regards to the conformity of the proposed condominium application with the Regional Official Plan and Provincial Plans and Policies, the Region's delegated Provincial Plan Review responsibilities were addressed through the subdivision application.

The Region has no objection to the draft approval of the proposed condominium application. The attached conditions of draft approval must be complied with prior to clearance by the Region for registration of the plan.

The Developer must also provide a land use table prepared by an Ontario Land Surveyor to the Region's satisfaction. The land use table must provide lot area calculations for the proposed land use(s) allocated within the draft plan of condominium.

In addition to providing the Region with copies of the draft approved plans and conditions of approval, at such a time as the draft approval is in effect, we would appreciate receiving digital copies (both PDF and Word documents) of the Town's conditions of draft approval.

Central Lake Ontario Conservation Authority (CLOCA)

CLOCA staff have completed our review of the submitted materials and request that the following provisions be included in the Condominium Agreement pertaining to these lands.

1. That all new landowners are provided with the Homeowners Brochure that was created for this Plan of Subdivision in regard to the buffer Block 2.