

**CORPORATION OF THE TOWNSHIP OF EDWARDSBURGH/CARDINAL
AMENDMENT TO SITE PLAN CONTROL AGREEMENT
REGISTERED AS INSTRUMENT NO. 0177795
AS AUTHORIZED BY BYLAW 2003-12**

THIS AGREEMENT, made in triplicate this ____ day of _____, 2021

BETWEEN:

PRYSMIAN POWER CABLES
(the "Owner")

AND:

THE CORPORATION OF THE TOWNSHIP OF EDWARDSBURGH/CARDINAL
(the "Township")

WHEREAS: the Council of the Corporation of the Township of Edwardsburgh entered into a Site Plan Control Agreement with the owner of 137 Commerce Drive, formerly Pirelli Power Cables, at the open Council meeting on May 3, 2003, by bylaw 2003-12, which agreement was registered on November 3, 2003 as Instrument No. 0177795.

AND WHEREAS the Township has amended the agreement entered into by bylaw 2003-12 by replacing schedule "B" Exhibit 1- Site Plan with Site Plans SP-01, SP-02 and SP-03 by bylaw 2010-06, which was registered on February 12, 2010.

AND WHEREAS the Township has also amended the agreement entered into by bylaw 2003-12 by adding schedule "D" the Amending Agreement by bylaw 2015-49, which was registered on September 22, 2015.

AND WHEREAS the Township has received an application to amend the existing site plan control agreement for the lands described in Schedule "A" to the agreement of bylaw 2003-12;

AND WHEREAS the Council of the Township of Edwardsburgh Cardinal deems it appropriate to permit the original Agreement, as amended, to continue to operate subject to the terms and conditions within;

NOW THEREFORE THIS AGREEMENT WITNESSETH THAT in consideration of other valuable considerations and the sum of one dollar (\$1.00) of lawful money of Canada now paid by the Owner to the Township (the receipt whereof is hereby acknowledged) and in consideration of the mutual covenants hereinafter expressed, the parties hereto covenant and agree one with the other as follows:

1. That SP-01, SP-02 and SP-03 of Schedule "B" of the existing site plan control agreement, as amended, be replaced with the following, as attached:
 - SP-01 Overall Site Plan

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- SP-02 Enlarged Site Plan
 - SP-03 Enlarged Grading and Drainage Plan
 - SP-04 Site Details
2. That the following terms be added to Schedule “C” of the Original Agreement, as amended:
- 9. Pursuant to the 41(8)(a)(i) Planning Act and 6.2.2(d) Counties Official Plan, a dedication of land shall be made to the Counties along County Rd 2 for future potential road purposes. The road allowance should be 30.5 m. Should sufficient allowance exist, a letter from a surveyor would meet the Counties’ needs. Should the allowance not meet minimum desired right-of-way, the appropriate dedication of 1/2 the desired allowance width, measured from the centerline of the current road shall be made. The lands to be transferred for road widening purposes shall be free and clear of all and any encumbrances.
 - 10. Any proposed or future outdoor lighting, including fixtures and signs, be designed, installed and maintained to prevent light spill over or glare onto the County Rd allowance.
3. That Schedule “E”, Stormwater Management Plan as attached be added to the original agreement, as amended.
4. That all other terms and conditions of the Original Agreement shall remain in force and effect.

IN WITNESS WHEREOF the parties hereto have executed this agreement.

THE CORPORATION OF THE TOWNSHIP OF EDWARDSBURGH/CARDINAL

Mayor

Clerk

We have authority to bind the
Corporation.

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OWNER, PRYSMIAN POWER CABLES

Owner

I have the authority to bind the
Corporation.

DATED AT Spencerville, ON this _____ day of _____, 2021