



**The Corporation of
The Township of Southgate**

Application for Site Plan Approval

**** Pre-consultation is required with the Township before any zoning or official plan amendment applications will be accepted (By-law 66-2012) ****

Instructions:

- Please check all applicable boxes and answer all applicable questions
- All measurements must be in metric units. (Imperial Units will not be accepted)
- Additional information may be attached if necessary
- Incomplete applications will be returned
- The Township reserves the right to ask for more information or clarification pertaining to this application at a later time
- Further information is on the last two pages for your reference
- Applications are not accepted without the required fees
- Applications are not accepted without pre-consultation with staff

For office use only	
File No:	SP17-22
Date received:	August 18, 2022
Date accepted:	
Accepted by:	
Roll # 42 07	090005 0608
Conservation authority fee required:	
Other information:	

Please check box for what you are applying:

	Application Fee	Contingency Fee
<input type="checkbox"/> Site Plan Application		
<input type="checkbox"/> Minor Site Plan (no changes to municipal property or servicing, no major drainage plans)	\$867.00	\$1,000.00
<input checked="" type="checkbox"/> Larger Site Plan (minor changes to municipal property or servicing, minor stormwater management)	\$3,249.00	\$5,000.00
<input type="checkbox"/> Major Site Plan (Changes to municipal property and/or servicing, and/or major stormwater management)	\$3,249.00	\$10,000.00
<input type="checkbox"/> Amendment to a Site Plan Agreement	\$651.00	\$1,000.00

The application fees were adopted and approved under the Township of Southgate's fees and charges By-law. All required application fees shall be paid in cash or by cheque made payable to the Township of Southgate at the time of submission of the application. In the event that all fees are not paid in full at the time of the submission the application shall be deemed incomplete.

Contingency fees will be utilized to cover costs associated with this application when deemed necessary by the Township of Southgate, i.e. professional consultants and legal advice. Any portion of the contingency fee not used in connection with the review and completion of an application will be returned. The applicant further agrees to pay any additional costs and expenses beyond the contingency fee, which shall be determined by staff of the Corporation of the Township of Southgate. In the event that the amount of the initial contingency fee taken is insufficient.



To be completed by applicant:

Project Name: Ecopark Way Industrial Site

Project Address: No municipal address assigned

Legal Description: Part Lot 235 & 236, geographic Township of Proton, Township of Southgate

Assessment Roll #: 420709000506018

Registered Owner (s): Paul Lisanti & Brad Wilson

Address: [Redacted]

Postal Code: [Redacted]

Telephone: [Redacted] Fax: [Redacted]

E-mail: brad@wilsoncorp.ca Cell phone: [Redacted]

Is the property affected by the regulations of:

- S.V.C.A. YES NO
- G.R.C.A. YES NO

Send Communications to:

Applicant/Consultant/Project Manager: Dana Kieffer

Address: [Redacted] Postal Code: [Redacted]

Telephone: [Redacted] Fax: [Redacted]

E-mail: [Redacted] Cell phone: [Redacted]

Contact Information:

Project name: _____

Registered Owner: _____

Agent: _____

Property and Project Information:

Zoning Existing: M1 & EP *proposed if applicable:* _____

Official Plan Existing: Industrial *proposed if applicable:* _____

Site Information:

Water - Municipal yes Private _____

Sewer - Municipal yes Private _____

Proposed Use(s): Commercial rental units and warehouse

Site Area (sq. m/ha): 4.85 ha 139.35m2 # of Units: 16 commercial, 1 warehouse

Building Area (sq. m) proposed 9300 m2 existing (if applicable) _____

Mezzanine Area (sq. m) proposed _____ existing (if applicable) _____

Exterior Materials & Colours Siding and stone, black and grey. Proposed drawing attached.

Legal Information for Agreement Preparation

Certificate of Title Required no Enclosed

Is the property mortgaged? no (Yes/No) Mortgagee: _____

Do you anticipate a new mortgage being added in the near future? no

Who has authority to bind the corporation? Paul Lisanti & Brad Wilson

The Submission must be completed, in accordance to the Site Plan Guide Lines and Check List. Submissions can be forwarded via E-mail provided fees have been paid in full.

I hereby declare that the statements herein are to the best of my knowledge a true and complete representation of the purpose and intent of this application.

Signature: [Redacted] Date: 27/7/2022

Fee Enclosed: \$8249

Owners Authorization for Agent

I/we Brad Wilson / Paul Lisanti authorize Dana Kieffer [Redacted] to act as our agent(s) for the purpose of this application [Redacted]

(Signature of owner)

DATED at the Township _____ of North Wellington, this

27 day of July, 2022

Owners Authorization for Access

I/we, Brad Wilson / Paul Lisanti of the Township _____

of North Wellington in the County of Wellington

hereby permit Municipal staff and its representatives to enter upon the premises during regular business hours for the purpose of performing inspections of the

[Redacted]

[Redacted] Signature of Witness

Site plan checklist for complete submission

- a) Cover letter detailing the proposed development, intent of application and listing of submission material
- b) Application form fully completed
- c) Appropriate application fee
- d) Letter of Authorization, if applicant is not the owner
- e) Site Plan

Site Plan

Grading and Drainage Plan

Site Servicing Plan

Landscaping Plan and Details
Building Elevations

Floor Plans

Interior Mechanicals

Storm Water Management Report

Survey

Deed

Minimum Required	Plan Number	Yes	No
1	03710-SP1	✓	
1	03710-SD1	✓	
1			
1	03710-LP1	✓	
1			
1			
1			
1	03710-SM1		
1			
1			

Completed Application Form

Letter of Authorization (if not the owner)

Appropriate Fee

Cost Estimates

Other Requirement (i.e. road widening information, required letters, etc.)

Explain: _____

First Submission

Re-Submission

Final Submission

Scale of plans to be one of: 1:200, 1:250, 1:300, 1:400, 1:500 (metric)

Minimum Required	Plan Number	Yes	No
1		✓	
1			
		✓	
1			
		✓	