

CONSENT APPLICATIONS
Under Section 53 of the *Planning Act*

To be held on Wednesday, June 7, 2017, starting at 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File Nos.: D08-01-17/B-00104 & D08-01-17/B-00105
Owner(s): WPG Holdings Inc.
Location: 92, 110 Bentley Avenue
Ward: 9 - Knoxdale-Merivale
Legal Description: Part of North Half of Lot 27 & 28, Conc. "A" (Rideau Front)
Zoning: IH1
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATIONS:

The Owner wants to subdivide its property into two separate parcels of land. One parcel will contain an existing two-storey, u-shaped warehouse/office use building and the other parcel will contain an existing two-storey warehouse/office use building.

CONSENT IS REQUIRED FOR THE FOLLOWING:

In order to do this, the Owners requires the Consent of the Committee for Conveyances, Grants of Easement/Rights-of-Way and a Joint-Use/Maintenance Agreement. The property is shown as Parts 1 to 12 on a Draft 4R-Plan filed with the applications and the separate parcels will be as follows:

File No.	Frontage	Depth	Area	Part No.	Municipal Address
B-00104	69.07 m	167.78 m	12096.4 m ²	1 to 8	92 Bentley Ave., existing warehouse/office building
B-00105	94.84 m	94.84 m	14605.5 m ²	9 to 12	110 Bentley Ave., existing warehouse/office building

It is proposed to grant an easement/right-of-way over Parts 8, 9 and 11 for shared access between the proposed properties. A new amended Joint-Use/Maintenance

Agreement will be prepared for the existing shared services and the proposed easement/right-of-way.

The applications also indicate the property is the subject to existing easements and rights-of-way as follows:

Part No.	Encumbrance	Instrument No.	Description
Parts 1, 2 & 3	Right-of-way	CR451559	Sun Oil Ltd
Parts 2 & 5	Easement	CR456317	British Petroleum Pipeline Co.
Parts 2 & 5	Easement	CR 395324	British Petroleum Pipeline Co.
Parts 3 & 6	Easement	CR 310778	Trans Northern Pipelines Inc.
Parts 11 & 12 (both inclusive)	Right-of-way	OC972787	Access with AIM property to the south
Parts 1 to 12 (inclusive)	Easement	OC972787	Shared services between proposed properties and AIM property to the south

THE APPLICATIONS indicate that the Property is not the subject of any other current applications under the *Planning Act*.