



Corporation of the Town of Grand Valley  
5 MAIN ST. N. GRAND VALLEY ON L9W 5S6  
Phone: 1-519-928-5652 Fax: 1-519-928-2275  
[www.townofgrandvalley.ca](http://www.townofgrandvalley.ca)

## Application for Site Plan Approval

DATE RECEIVED \_\_\_\_\_

Property Roll Number 106585

### Completeness of the Application

The information in this form **must** be provided by the applicant with the appropriate fee. If the information and fee are not provided, the application will be returned or refused for further consideration until the information and fee have been provided.

***Section 6, Sworn Affidavit, must be signed by all owners in front of a commissioner, or Sections 7.1 and 7.2 must be completed by the property owner if an agent is making this application on their behalf.***

### Submission of the Application

- **See Procedures for Site Plan Approval and Requirements**
- **MINOR Site Plan Fee \$3,000.00**
- **MAJOR Site Plan Fee \$5,000.00**
- **PLUS, disbursements and 3<sup>rd</sup> party fees, if applicable**
- **Amending Agreement Fee \$2000.00**
- **Measurement to be in metric units.**
- **DEPOSIT as estimated by staff may be required for consultant peer review. Costs will be invoiced as received and are required to be paid in full and will not be drawn from the deposit. The deposit will be returned when your file is closed.**

If you have any questions, please contact the Municipal Office:

**TOWN OF GRAND VALLEY**  
5 Main Street N., GRAND VALLEY ON L9W 5S6  
Phone: (519) 928-5652  
Fax: (519) 928-2275

**Please Print and Complete or (T) Appropriate Box(es)**

<b>1. Applicant and Ownership Information</b>			
1.1	Name of Applicant <b>Ragu Nathan</b>	Home Telephone No. <b>647-625-6615</b>	Business Telephone No. <b>905-235-9105</b>
Address <b>18075 Leslie St., Unit 210, Newmarket, ON</b>			Postal Code <b>L3Y 9A4</b>
Email <b>ragun@raengineer.com</b>			
1.2	Name of Legal Owner(s), If different from the applicant an owner's authorization is required in Section 7.1, if the applicant is not the owner. <b>2222183 Ontario Inc</b>		
Address <b>105, Whitwell Drive, Brampton, ON., L6P 1E3</b>		Home Telephone No.	Business Telephone No. <b>416-919-9321</b>
1.3	Name of the person who is to be contacted about the application, if different than the applicant (this may be a person or firm acting on behalf of the applicant).		
Name of Contact Person <b>Same as applicant</b>		Home Telephone No.	Business Telephone No.
Address		Postal code	Fax No.
1.4	Any Mortgages, Charges, or other encumbrances in respect of the subject land:		
Name <b>Business Development Bank of Canada</b>		Address <b>24 Queen Street East, Suite 100. Brampton. Canada. L6V 1A3</b>	
Telephone	Fax	Email	
1.5	Consulting Firm		
Name <b>RA Engineering Inc.</b>		Address <b>18075 Leslie St., Unit 210, Newmarket, ON</b>	
Telephone <b>905-235-9105</b>	Fax <b>905-235-9150</b>	Email <b>info@raengineer.com</b>	
<b>2. Location and Description of the Subject Land</b>			
2.1	County: <b>Dufferin</b>	Municipality <b>Town of Grand Valley</b>	
Concession Number		Lot <b>3</b>	Registered Plan/Lot(s) / Block(s) <b>130</b>
Reference Plan No.	Part Number (s)	Street/Road: <b>Watson Road</b>	Street/Emergency No. <b>10</b>
Width of street/road ____m <b>20.117</b>	<input type="checkbox"/> Municipal year round maintained road <input type="checkbox"/> County Road <input type="checkbox"/> Seasonal or private road		
Frontage (m)	Entire Property <b>77.194</b>	Affected Area (if amendment does not affect entire property) <b>None</b>	
Depth (m)	<b>52.426</b>	<b>None</b>	
Area (hectares)	<b>0.405</b>	<b>None</b>	
<b>3. Zoning and Official Plan Information</b>			
3.1	Current zoning of the subject : <b>D</b>		3.2
		Has subject lands ever been subject of an Application under the Planning Act? <b>No</b>	
		File #	Status:
		File #	Status:

3.2 Current Official Plan Designation: **Employment and zoned Development (D)**

**4.0 Description of Proposed Development**

Construction of a Warehouse / Distribution / Office Complex as detailed in the plans.

**5. Land Use**

5.1 Date property acquired  Unknown  
**17th December, 2021**

5.2 Existing Use <b>Employment and zoned Development (D)                  (Vacant Land)</b>	5.3 Proposed Use <b>Employment (M1) Zone</b>
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5.4 Existing and Proposed buildings and structures (complete chart for each existing and proposed building or structure)

Type of building or structure		Setbacks (m)				Height (m)	Dimensions (m x m)	Area (m2)	Date of Construction or proposed construction	Time use has continued (for existing buildings and structures)
		Front	Rear	Side	Side					
	<input type="checkbox"/> Existing <input type="checkbox"/> Proposed									
	<input type="checkbox"/> Existing <input checked="" type="checkbox"/> Proposed	7.5	7.5	4.5	4.5	7.6	54.2 X 30.7	1,440.0	June 21, 2022	
	<input type="checkbox"/> Existing <input type="checkbox"/> Proposed									
	<input type="checkbox"/> Existing <input type="checkbox"/> Proposed									
	<input type="checkbox"/> Existing <input type="checkbox"/> Proposed									
	<input type="checkbox"/> Existing <input type="checkbox"/> Proposed									

5.5 Environmental

<b>Water</b> <input type="checkbox"/> Private Well <input type="checkbox"/> Communal Well <input checked="" type="checkbox"/> Municipal Well	<b>Sewage Disposal</b> <input checked="" type="checkbox"/> Private Septic <input checked="" type="checkbox"/> Communal System <input type="checkbox"/> Other: _____	<b>Storm Drainage</b> <input checked="" type="checkbox"/> Sewer <input checked="" type="checkbox"/> Ditches <input checked="" type="checkbox"/> Swales <input type="checkbox"/> Others: _____	<b>Tile Drainage</b> <input checked="" type="checkbox"/> no <input type="checkbox"/> yes, please mark on site plan location of tile runs	<b>Biosolids</b> <input checked="" type="checkbox"/> no <input type="checkbox"/> yes, please mark on site plan location and timing of applications
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**Does the proposed development produce greater than 4500 litres of effluent per day?**  yes  no

If yes, attach a servicing options report and hydro geological report.



# AUTHORIZATION, DECLARATIONS AND ACKNOWLEDGEMENTS



## IN THE MATTER OF A PLANNING APPLICATION FOR:

- Official Plan Amendment
- Zoning By-law Amendment
- Consent to Sever
- Plan of Subdivision/Condominium
- Other \_\_\_\_\_

## OWNERS AUTHORIZATION

I, David Navaratnarajah director of 2222183 Ontario Inc., am the owner of the lands subject to this application hereby agree to the following:

1. Town staff or their representatives are authorized to enter my property for the purposes of evaluating this application.
2. I acknowledge and agree to pay all costs associated with the processing and evaluation of this application, including any peer reviews and consulting fees. These costs may be deducted from the deposit or invoiced directly, at the discretion of the Town. Should this application be appealed to The Local Planning Appeal tribunal (LPAT), I am aware that I will be responsible and agree to pay all fees related to the LPAT process.
3. For the purposes of the Freedom of Information and Protection of Privacy Act, I authorize and consent to the use by or the disclosure to any person or public body of any personal information that is collected under the authority of the Planning Act for the purposes of processing this application, and further I authorize my agent for this application to provide any of my personal information that will be included in this application or collected during the processing of this application.
4. I authorized Ragu Nathan to make this application on my behalf.

27th February, 2022

Date

Signature of Owner

## SWORN DECLARATION OF APPLICANT

I, \_\_\_\_\_ of the \_\_\_\_\_  
in the \_\_\_\_\_ make oath and say (or solemnly declare) that the information contained in this application is true and that the information contained in the documents that accompany this application is true.

Sworn (or declared) before me

at the \_\_\_\_\_

in the \_\_\_\_\_

this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_

Applicant

\_\_\_\_\_  
Commissioner of Oaths

\_\_\_\_\_  
Applicant