TOWN OF CORNWALL
RESOLUTION

DATE:	**November 27, 2024**
COMMITTEE:	**Planning Committee**
MOTION NUMBER:	**PL-42-2024** **Subdivision Application – 2 Lots, Reduced Frontage** **PID 624999 Farm Lane**
MOTION CARRIED	✓ 6-0
MOTION LOST	
MOTION WITHDRAWN	

Moved by Councillor _____ **Steven Campbell**

Seconded by Councillor _____ **Corey Frizzell**

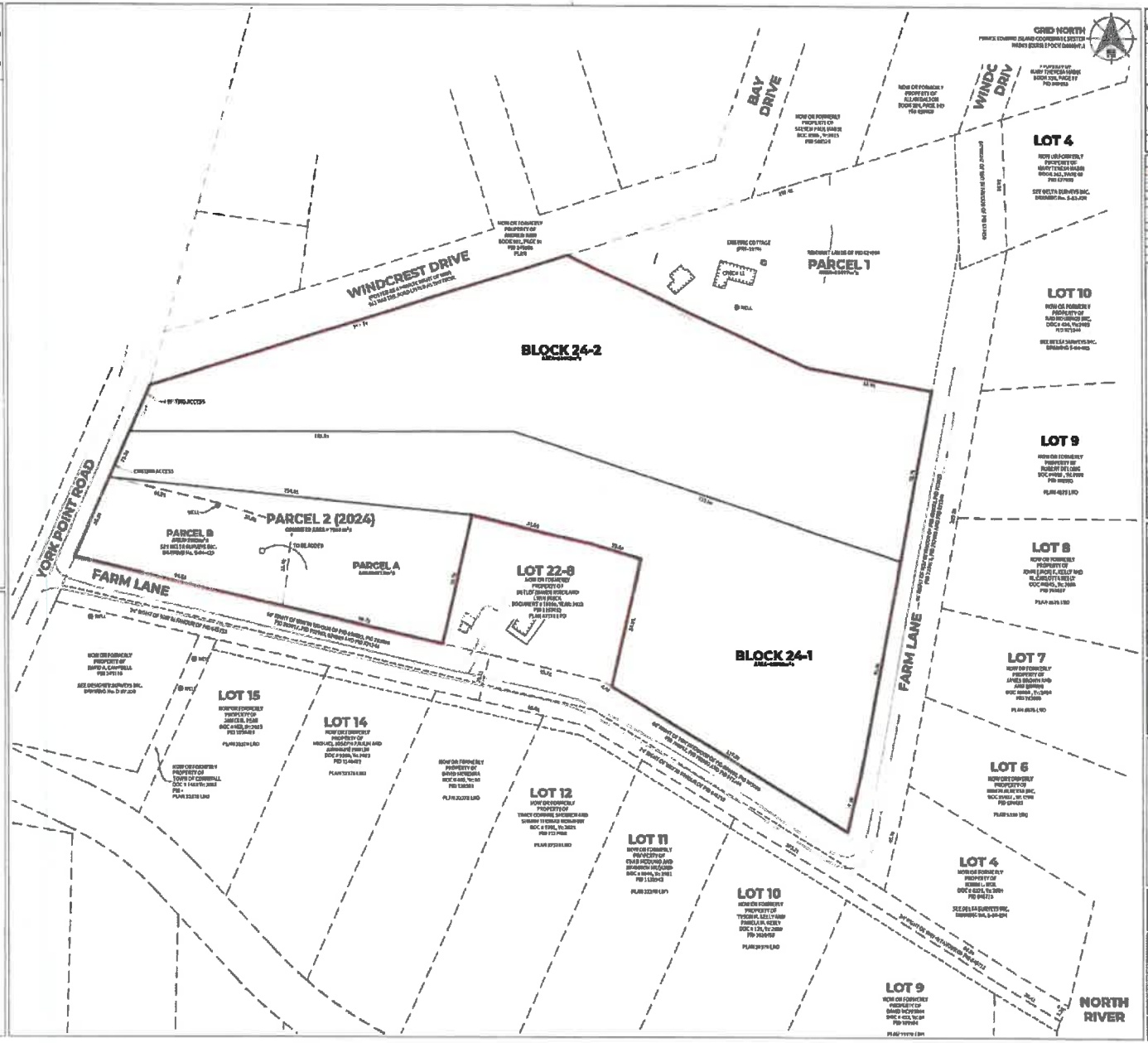
Whereas: The Town received an application to subdivide two (2) Lots with reduced frontage from PID 624999 Farm Lane, as shown on Drawing No. 23047.108 prepared by Morris Geomatics & Engineering Ltd. dated September 10, 2024.

And Whereas: Council approval is required for a subdivision of one (1) or more lots pursuant to Section 1.5(d) of the *Zoning and Subdivision Control (Development) Bylaw #422* (the "Bylaw").

And Whereas: Council approval is required for reduced frontage lots pursuant to Section 23.4 of the Bylaw.

And Whereas: Council has considered the Town of Cornwall *2022 Official Plan* and *Zoning and Subdivision Control (Development) Bylaw #422*.

Therefore, be it Resolved: That Council grant approval to subdivide two (2) Lots, each with reduced frontage of 21.2m, from PID 624999 Farm Lane, subject to receiving the finalized subdivision plan for approval.



GENERAL NOTES:

1. DOCUMENTS REFERENCED ON THIS DRAWING ARE RECORDED IN THE PRINCE EDWARD ISLAND GEODETIC PLAN INDEX, AND/OR THE LAND REGISTRY OFFICE FOR THE APPROPRIATE COUNTY UNLESS OTHERWISE NOTED.
2. GRID NORTH ORIENTATION REFERENCED TO PRINCE EDWARD ISLAND COORDINATE SYSTEM (ENCOMPASSING TWO KINEMATIC GPS ARGYLE STATIC GPS OBSERVATIONS REFERENCED TO THE PRINCE EDWARD ISLAND ACTIVE CONTROL NETWORK (PEIACTNET) GEODETIC NETWORK).
3. COORDINATE VALUES SHOWN ON THIS DRAWING ARE REFERENCED TO THE PRINCE EDWARD ISLAND DOUBLY MERIDIONAL PROJECTION SHOWN ON THE GRID (EARTH EPOCH 2010) WILL DEGRADATION THROUGH REAL TIME KINEMATIC (RTK) ARGYLE STATIC GPS OBSERVATIONS TO THE MTCH STATION RECEIVED IN THE COORDINATE LIST.
4. LINEAR MEASUREMENTS REFLECTED ON THIS DRAWING ARE GRID MEASUREMENTS IN METRES AND DECIMALS THEREOF.
5. ALL CAPPED IRON BARS SET AS PART OF THE SURVEY ARE MARKED WITH THE SURVEYORS NOVA SCOTIA NUMBER (1304) AND THE YEAR (2024).
6. IF THIS DRAWING IS IN PAPER FORMAT, IT IS ONLY VALID IF IT BEARS THE WET SEAL AND ORIGINAL WARD SEAL OF THE PRINCE EDWARD ISLAND LAND SURVEYOR.
7. IF THIS DRAWING IS IN AN ELECTRONIC FORMAT, IT IS ONLY VALID IF IT CONTAINS THE CERTIFYING LETTERING STATEMENT OF THE PRINCE EDWARD ISLAND LAND SURVEYOR.
8. AN APPLICATION OF UNDERGROUND INFRASTRUCTURE LOCATIONS, AND CONNECTIONS HAS NOT BEEN CARRIED OUT AS PART OF THE SURVEY. WHERE UNDERGROUND SERVICE INFRASTRUCTURE IS REFLECTED ON THIS DRAWING, IT IS TO BE CONSIDERED APPROXIMATE AND IS TO BE CONFIRMED ON SITE. UNDERGROUND INFRASTRUCTURE MAY EXIST WITHIN THE LIMITS OF THE SURVEY AREA SHOWN.
9. ALL LOTS, PARCELS, EASEMENTS AND/OR RIGHTS OF WAYS SHOWN WITHIN THE DATA RECEIVED BY A HEAVY RED LINE ARE SUBJECT TO DEVELOPMENT APPROVAL UNLESS EXPLICITLY NOTED OTHERWISE.

TABLE OF PERIMETER CONTROL POINTS

POINT #	EASTING (X)	NORTHING (Y)	DESCRIPTION

MORRIS GEOMATICS & ENGINEERING Ltd.
LICENSED LAND & HYDROGRAPHIC SURVEYORS
PE | Charlottetown | Sydney

PRELIMINARY SKETCH
ISSUED FOR REVIEW
SHOWING THE PROPOSED DEVELOPMENT OF LANDS FOR
102338 P.E.I. INC.
(JOHN TAYLOR)
ON LANDS DESCRIBED IN DOCUMENT #3457, YEAR 2022

PID 814889 — TOWNSHIP NO. 22
13 FARM LANE — QUEENS COUNTY
TOWN OF CAMPBELL — PRINCE EDWARD ISLAND

SCALE 1:750 — METRES
15 0 15 30 45 60

PRELIMINARY SKETCH
FOR REVIEW ONLY

ID	DATE	CHECKED	DRAWING NUMBER
2024-04-01 to 2024-04-03	2024-04-04	MM	DM	22041.108 r1 to r3

SURVEYOR NOTES:

1. BLOCK 24-1 AND BLOCK 24-2 REPRESENT TWO NEW PROPOSED SPECIFIC LAND PARCELS.
2. PARCEL B SHALL BE PROVIDED AN ENLARGE OF PARCEL "B" APPROVED IN 2024 WITH THE ADDITION OF PARCEL "A" AS NOTATED ON THE PLAN.
3. PARCEL 1, REPRESENTS THE REMNANT LANDS OF PID 814889.
4. PARCEL 1, AS THE REMNANT LANDS IS PROVIDED WITH A RIGHT OF WAY OVER FARM LANE.

APPROVAL STAMPING