

Staff Report

Presented By: Tammy Grove, Municipal Solicitor
Meeting Date: January 26, 2026
Subject: Release of Instrument No. R349399 – 226 Shore Road
Attachment(s): Instrument No. R349399

Recommendation

That Council consents to the release of Instrument No. R349399 from title to 226 Shore Road, Southampton; and

That Council authorizes the Chief Administrative Officer to execute any documentation necessary to execute the release.

Report Summary

Instrument No. R249399, an agreement between the Town of Saugeen Shores and the Estate of William D. Leslie executed May 15, 2000, can be released from the lands municipally known as 226 Shore Road as the terms and conditions contained therein have been satisfied.

Background/Analysis

The Agreement registered as Instrument No. R349399 (attached) was executed pursuant to Section 53 of the *Planning Act*, R.S.O. 1990, as a condition for granting consent for the severance of Lot 23, Plan 1620, Town of Southampton, now Town of Saugeen Shores, municipally known as 226 Shore Road, Southampton.

The Agreement imposed several obligations on the owner at the time of development approval, including the following:

- Construction of water service to the lot line at the owner's expense, to the satisfaction of the Town.
- Submission of a drainage plan for approval and ensuring that site grading conformed to the standards set by both the Town and the Saugeen Valley Conservation Authority.
- Payment of \$500.00 as cash-in-lieu of parkland dedication.
- Registration of the Agreement on title to the property.
- Payment for any repairs to Town property resulting from construction activities.

- Ensuring that any works constructed on Town property would become Town property upon completion, with all contracts subject to Town approval and lien protection measures.

The Town has received a request to provide a release of Instrument No. R349399 from title to the subject lands. A review of the parcel register for the subject property reveals that there has been subsequent transfers and changes in ownership since the registration of the Agreement. The property was recently sold and is under new ownership. An undertaking was given by the sellers to obtain a release from the Town.

The original intent of the Agreement was to address issues related to servicing, drainage, and parkland dedication at the time development approval was granted. These conditions have now been satisfied, and the Agreement has fulfilled its purpose. As such, the Agreement is no longer required to remain registered against the property.

It is recommended that Council approve the release of Instrument No. R349399 from the title to Lot 23, Plan 1620 (226 Shore Road), as the conditions of the consent application have been fully satisfied and the Agreement is no longer necessary.

Linkages

- Strategic Plan Alignment: Pillar 1: Meeting the Needs of a Growing Community
- Business Plan Alignment: CAO Business as Usual

Financial Impacts/Source of Funding

No costs or revenue is associated with this report.

Prepared By: Tammy Grove, Municipal Solicitor

Approved By: Kara Van Myall, Chief Administrative Officer