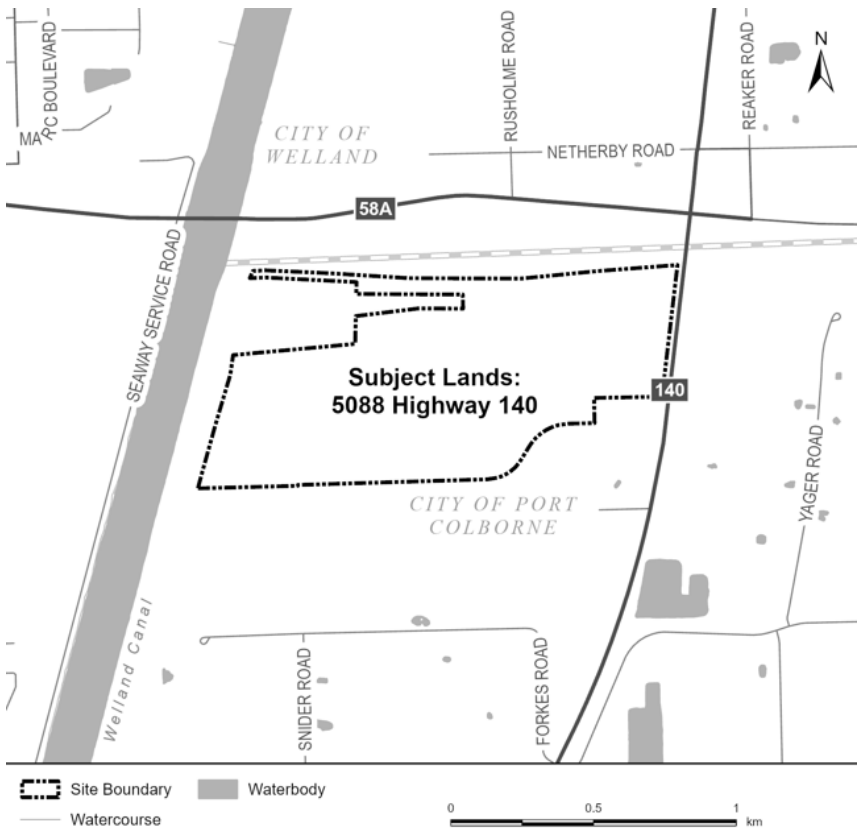


IN THE MATTER OF the *Planning Act, R.S.O., 1990, c.P. 13, Section 53 (1);*

AND IN THE MATTER OF the lands legally known as PART LOTS 16 TO 19 , PART RDAL BTN LOTS 16 & 17 (CLOSED BY R07 19834) , PART RDAL BTN LOTS 18 & 19 (CLOSED BY R0102483 & R07 19834) CON 5 HUMBERSTONE, PARTS 1, 5 , 6 , 7 , 8, 9, 10, 11 , 14, 15, 19, 21, 22 59R15312 & PARTS 1 TO 10 , 12, 15, 18, 21, 23 59R18192; SUBJECT TO AN EASEMENT OVER PART 14 59R15312 IN FAVOUR OF PARTS 2 , 3 ,4, 7 , 12, 13, 15 , 38 59R15312 AS IN SN433131, PARTS 7 , 15 59R15312 MERGED BY SN834568 . SUBJECT TO AN EASEMENT OVER PARTS 1 , 6, 8 59R15312 IN FAVOUR OF PARTS 2,3 , 4 , 7 , 12, 13,15,38 59R15312 AS IN SN433131, PARTS 7 , 15 59R15312 MERGED BY SN834568 ; TOGETHER WITH AN EASEMENT OVER PARTS 11 , 13, 16, 19, 2 4,27 59R18192 AS IN SN820270; TOGETHER WITH AN EASEMENT OVER PARTS 11, 13,1 6, 19 , 2 4, 27- 30 , 33,34, 35 59R18192 & PART 33 59R15312 AS IN SN820271; TOGETHER WITH AN EASEMENT OVER PARTS 31,34, 37 59R18192 AS I N SN820272 ; TOGETHER WITH AN EASEMENT OVER PART 25 9R15312 AS IN SN433131; SUBJECT TO AN EASEMENT IN FAVOUR OF PARTS 27- 29, 32 , 33 , 36- 53 59R15312 & PARTS 14, 17, 20 , 22 , 25,26, 30- 38 5 9R18192 AS IN SN820273; SUBJECT TO AN EASEMENT OVER PART 17 59R15312 IN FAVOUR OF PARTS 27- 29, 32 , 33 , 36- 53 59R15312 & PARTS 14, 17, 20 , 22 , 25,26, 30- 38 59R18192 AS IN SN820273; CITY OF PORT COLBORNE, located in the Heavy Industrial (HI) and Industrial Development (ID) zones and subject to MZO (O. Reg. 337/24), municipally known as 5088 Highway 140;

AND IN THE MATTER OF AN APPLICATION by the agent, Stantec Consulting Ltd., on behalf of the owners, Asahi Kasei Battery Separator Canada Corporation, for the establishment of 12 new easements consisting of 30 Parts, as shown on the Reference Plan (sketch). Lands subject to the proposed easements are shown as Parts 1-4, 7, 8, 10, 11, 13, 14, 16, 18, 21-25, 27, 29-35, 38, 40, 44, 45, 46 on the proposed easement sketch, which is provided with this notice. A higher resolution PDF version of this sketch can be found on the City’s website.

LOCATION MAP



This application is being submitted concurrently with a second Consent (severance) application, which will facilitate the partial transfer of ownership of the Subject Lands to Asahi Kasei’s Joint Venture business partner. Asahi Kasei will maintain majority ownership of the Subject Lands. The purpose of this Consent (easement) application is to support future business operations and logistics for both companies under a Joint Venture business model. Easement types include internal road access, process water, sanitary sewer, storm sewer, gas, fibre, air, hydro, watermain, parking, stormwater management pond, and contact water. Parts associated with each type of easement has been summarized in the table below.

Easement Purpose	Part Numbers
Access	PART 1, PART 2, PART 3, PART 4, PART 14, PART 16, PART 18, PART 30, PART 31, PART 32, PART 33, PART 34, PART 36,
Air	PART 1, PART 3, PART 32
Contact Water	PART 16, PART 22, PART 24, PART 25, PART 35
Fibre	PART 1, PART 2, PART 3, PART 30, PART 31
Gas	PART 1, PART 3, PART 13, PART 32
Hydro	PART 1, PART 3, PART 16, PART 23, PART 32
Parking	PART 7
Process Water	PART 1, PART 3, PART 16, PART 22, PART 24, PART 25, PART 32, PART 35
SWM Pond	PART 8, PART 11, PART 13, PART 22, PART 25, PART 29, PART 38, PART 40, PART 44, PART 45, PART 46
Sanitary Sewer	PART 1, PART 3, PART 13, PART 31, PART 32, PART 35
Storm Sewer	PART 1, PART 2, PART 3, PART 4, PART 5, PART 6, PART 7, PART 8, PART 9, PART 10, PART 11, PART 13, PART 14, PART 16, PART 18, PART 22, PART 23, PART 24, PART 25, PART 26, PART 27, PART 30, PART 31, PART 32, PART 33, PART 34, PART 35, PART 43, PART 44, PART 45, PART 46
Watermain	PART 1, PART 2, PART 3, PART 4, PART 5, PART 6, PART 12, PART 13, PART 14, PART 15, PART 16, PART 17, PART 18, PART 30, PART 31, PART 35

Establishment of the proposed easements would grant both companies shared access to easement-affected lands, in support of the Joint Venture business model. A portion of the Subject Lands are regulated by an MZO (O. Reg. 337/24), whereas the remaining western portion is zoned Heavy Industrial (HI) and Industrial Development (ID), and is subject to a Zoning By-law Amendment (ZBA) decision appeal. Heavy industrial uses are permitted by the MZO and within the Heavy Industrial (HI) zone.

Section 2. (2) of the MZO affirms, that portions of the Subject Lands regulated by the MZO will continue to be regulated by the MZO, despite any severance, partition or division of these lands. Through the Site Plan Control process, all matters related to site servicing, stormwater management, environmental impacts, transportation, noise, NPCA permit requirements, etc., have been addressed and deemed satisfactory with the issuance of Site Plan Approval. This Consent (easement) application has always been part of the overall planning strategy for Asahi Kasei.

PLEASE TAKE NOTICE that this application will be heard in-person and virtually by the Committee of Adjustment as shown below:

Date: September 9, 2026
Time: 6:00 p.m.
Location: 66 Charlotte Street – Third Floor Council Chambers and Virtually via Zoom

Additional information regarding this application is available for public inspection. An appointment can be scheduled in the office of the Planning and Development department, Monday to Friday, during the hours of 8:30 A.M. to 4:30 P.M., by telephone at (905)-228-8124 or through email at taya.taraba@portcolborne.ca to view the material.

PUBLIC HEARING: You are entitled to participate and express your views about this application, or you may be represented by counsel for that purpose. The Planning Division’s report may be available for public inspection by **Friday, September 4, 2026**. If you are receiving this notice as the owner of land that contains multiple residential units, please post this in a location that Is visible to all tenants.

Electronic Hearing Procedures
How to Get Involved in the Hearing

Anyone wishing to participate in the meeting can attend either virtually or in-person and is encouraged to submit a written submission that will be circulated to the Committee of Adjustment prior to the meeting. All comments submitted are part of the public record.

If anyone wishes to orally participate in the meeting, they must pre-register with the Secretary-Treasurer.

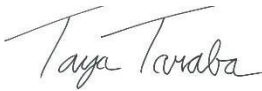
Written submissions and participation requests must be received by 12:00 p.m. on Tuesday, September 8, 2025, by emailing taya.taraba@portcolborne.ca or by calling (905)-228-8124. Written submissions may also be submitted to the mail slot located in the front-left of City Hall; 66 Charlotte Street.

If you have any questions about the application(s) or submission process, please email taya.taraba@portcolborne.ca or call (905)-228-8124.

If you wish to be notified of the decision of the Committee of Adjustment in respect to this application, you must submit a written request to the Secretary-Treasurer.

By order of the Committee of Adjustment,

Date of Mailing: August 25, 2026



Taya Taraba
Secretary-Treasurer

SKETCH

