

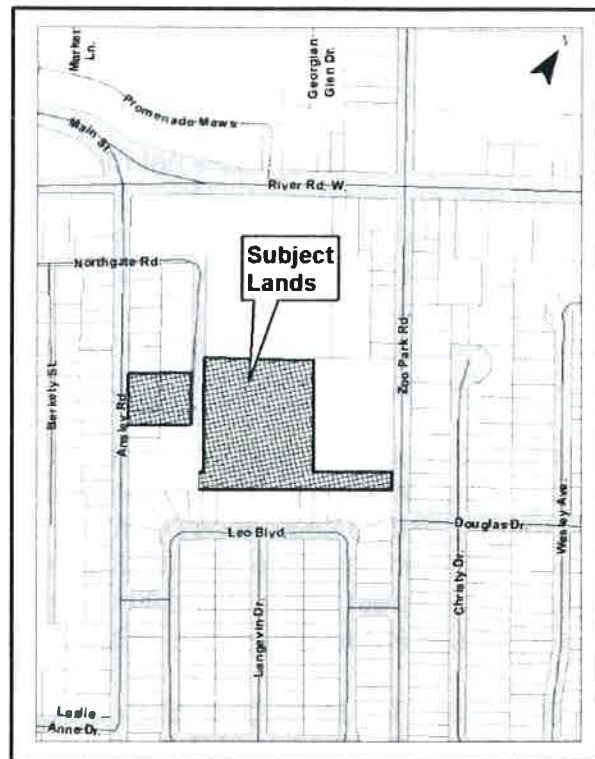


**TOWN OF WASAGA BEACH
NOTICE OF PUBLIC MEETING FOR
PROPOSED DRAFT PLAN OF SUBDIVISION &
PROPOSED ZONING BY-LAW AMENDMENT**

Council of the Town of Wasaga Beach will hold a Public Meeting to consider the proposed Draft Plan of Subdivision PS01/18 and Zoning By-law Amendment Z03/18 submitted by Pine Valley Homes Ltd., pursuant to the provisions of *the Planning Act*, R.S.O. 1990, c.P. 13, as amended.

Council has not yet taken a position on the applications and notice is being circulated in order to obtain public and agency input.

Date: Tuesday, February 19, 2019
Time: 7:00 p.m.
Location: Council Chambers, Town of Wasaga Beach Municipal Office, 30 Lewis Street, Wasaga Beach



THE SUBJECT LANDS are comprised of four separate parcels, two are municipally known as 61 & 69 Ansley Road and two parcels being described as Part of Lot 26, Concession 8 in the Town of Wasaga Beach.

A KEY MAP showing the location of the subject site is provided with this notice.

THE PURPOSE AND EFFECT of the proposed Draft Plan of Subdivision is to create a series of Blocks intended for development with townhouses, single detached dwellings and common elements as part of a condominium, or to serve as open space.

THE PURPOSE AND EFFECT of the proposed Zoning By-law Amendment is to rezone the lands from Residential Type 1 Hold (R1H) and Open Space (OS) to Residential Type 1 Hold (R1H), Residential Type 3 Hold (R3H-Exception) and Open Space (OS). The exception would permit a maximum lot coverage of 49% and deem the private road to be a public street for the purpose of Zoning By-law interpretation. The effect of the proposed Zoning By-law Amendment would permit three (3) single detached dwellings, 50 townhouse dwellings and open space areas.

INFORMATION AVAILABLE: Additional information and material relating to the proposal is available for review during business hours, in the Planning Office, Town of Wasaga Beach, 30 Lewis Street, Wasaga Beach, Ontario. For more information about this matter, including information about appeal rights, please contact the Municipal Planning Department, at (705) 429-3847, during normal business hours, or by e-mail at planning@wasagabeach.com.

ORAL AND WRITTEN SUBMISSIONS – APPEAL:

If a person or public body does not make oral submissions at the public meeting or make written submissions to The Corporation of the Town of Wasaga Beach in respect of the **Proposed Plan of Subdivision** before the approval authority gives or refuses to give approval to the **Draft Plan of Subdivision**, the person or public body is not entitled to appeal the decision of The Corporation of the Town of Wasaga Beach to the Local Planning Appeal Tribunal.

If a person or public body does not make oral submissions at the public meeting or make written submissions to The Corporation of the Town of Wasaga Beach in respect of the **Proposed Plan of Subdivision** before the approval authority gives or refuses to give approval to the Draft Plan of Subdivision or, in respect of the proposed **Zoning By-law Amendment**, before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If a person or public body would otherwise have an ability to appeal the decision of The Corporation of the Town of Wasaga Beach to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to The Corporation of the Town of Wasaga Beach before the by-law is passed in respect of the proposed **Zoning By-law Amendment**, the person or public body is not entitled to appeal the decision.

IF YOU WISH TO BE NOTIFIED of the decision of The Corporation of the Town of Wasaga Beach in respect of the proposed **Draft Plan of Subdivision PS01/18** and/or the proposed **Zoning By-law Amendment**, you must make a written request to: Clerk, Town of Wasaga Beach, Clerk's Department, 30 Lewis Street, Wasaga Beach, Ontario L9Z 1A1.

Dated at the Town of Wasaga Beach this 31st day of January, 2019.