



NOTICE

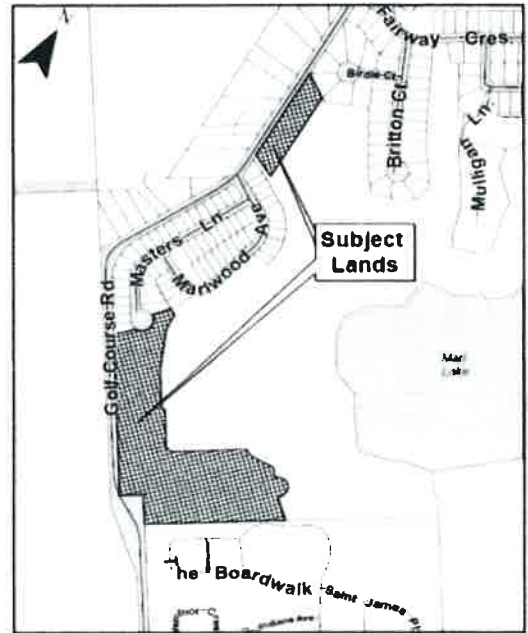
TOWN OF WASAGA BEACH NOTICE OF PUBLIC MEETING FOR PROPOSED OFFICIAL PLAN AMENDMENT, ZONING BY-LAW AMENDMENT AND DRAFT PLAN OF SUBDIVISION

The Town of Wasaga Beach has received complete applications submitted by T.P.C at Marlwood Inc., for a proposed Official Plan Amendment (File No. OP02/17), Zoning By-Law Amendment (File No. Z11/17) and Plan of Subdivision (File No. PS01/17). Council of the Town of Wasaga Beach will hold a Public Meeting to consider the proposed Official Plan and Zoning By-Law Amendments 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 AND LOCATION OF PUBLIC MEETING

Date: June 26, 2018
Time: 7:00 p.m.
Location: Council Chambers
Town of Wasaga Beach Municipal Office
30 Lewis Street, Wasaga Beach



THE SUBJECT LANDS are legally described as Part of Lots 25 and 26 Concession 8, and municipally addressed as 31 Marlwood Avenue in the Town of Wasaga Beach.

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

THE PROPOSED OFFICIAL PLAN AMENDMENT will involve the re-designation of the subject land from "Open Space" to "Residential". The "Residential" designation would permit low density residential uses on the subject land.

THE PROPOSED ZONING BY-LAW AMENDMENT would rezone the subject lands from "Open Space (OS)" to a "Residential Type One Zone". The proposed R1- Zone would permit "single detached dwelling" use.

THE EFFECT of the proposed Official Plan and Zoning By-Law Amendments would permit the development of 65 single detached residential lots. Ten of the residential lots are proposed to be created along the existing Golf Course Road right-of-way and the remaining 55 are proposed to be created along a proposed extension of Masters Lane. Each lot would be created through a Plan of Subdivision.

ADDITIONAL INFORMATION: Additional information and material relating to the proposal is available for public review during business hours, in the Planning Office, Wasaga Beach, Ontario. For further information, you may also contact the Planning Department at (705) 429-3847, during normal business hours or by e-mail at planning@wasagabeach.com, or by viewing the Town's website at www.wasagabeach.com.

NOTICE TO LANDLORDS AND CONDOMINIUM CORPORATIONS: For properties that contain seven (7) or more residential units, the landowner is requested to post this Notice in a location that is visible to all residents.

ORAL AND WRITTEN SUBMISSIONS AND APPEALS TO THE LOCAL PLANNING APPEAL TRIBUNAL:

Please note that the County of Simcoe is the Approval Authority for Official Plan Amendments in Wasaga Beach while the Town is the approval authority for Zoning By-law Amendments and Plans of Subdivision.

If a 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 proposed Official Plan Amendment is adopted the person or public body is not entitled to appeal the decision of The Corporation of the County of Simcoe to the Local Planning Appeal Tribunal (LPAT); and, the person or public body may not be added as a party to the hearing of an appeal before the LPAT unless, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

If a 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 Zoning By-law Amendment is passed or the Plan of Subdivision is approved, 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; and, the person or public body may not be added as a party to the hearing of an appeal before the LPAT unless, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

IF YOU WISH TO BE NOTIFIED of the adoption of the proposed Official Plan Amendment, the refusal of a request to amend the Official Plan, or the decision of The Corporation of the County of Simcoe, you must make a written request to: Clerk, County of Simcoe, Administration Centre, 1110 Highway 26, Midhurst, Ontario L9X 1N6.

IF YOU WISH TO BE NOTIFIED of the decision of The Corporation of the Town of Wasaga Beach in respect of the proposed Zoning By-law Amendment or Plan of Subdivision, 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 7th day of June 2018.