

NOTICE

TOWN OF WASAGA BEACH NOTICE OF DEVELOPMENT AND COMPLETE APPLICATION FOR PROPOSED PLAN OF SUBDIVISION (FILE NO. PS00725)

The Town of Wasaga Beach has received an application for a proposed Plan of Subdivision pursuant to the provisions of the *Planning Act*, R.S.O. 1990, c. P.13, as amended. The application is deemed complete for the purpose of the *Planning Act*.

Key Map

THE SUBJECT LANDS, as shown in the Key Map provided with this notice are legally described as: *RCP 1700 PT LOTS 28 AND 59; RP 51R39653 PART 1*.

THE PURPOSE AND EFFECT of the proposed Draft Plan of Subdivision is to facilitate a residential development consisting of:

-163 Dwelling Units within 17 Townhouse Blocks, which consists of:

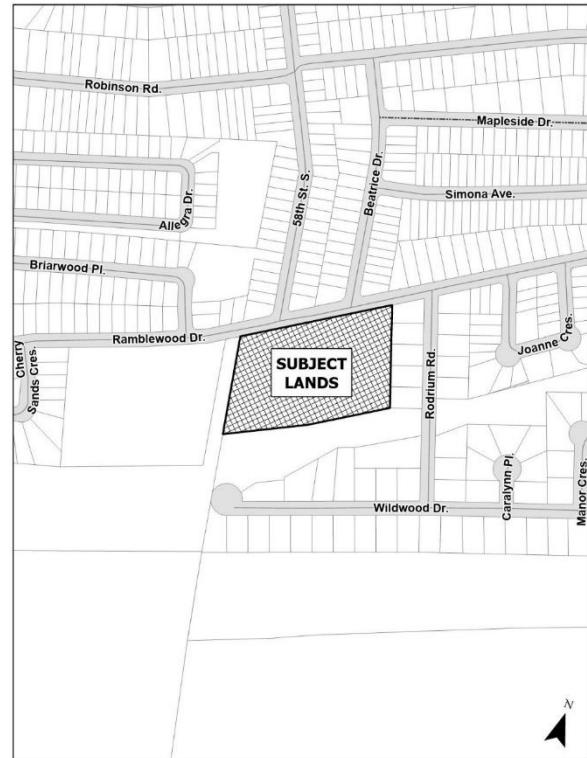
- 34 Street Townhouse Dwelling Units
- 12 Rear Lane Townhouse Dwelling Units
- 45 Stacked Townhouse Dwelling Units
- 60 Back to Back Townhouse Dwelling Units
- 12 Back to Back Wide Townhouse Dwelling Units

-1 Common Area Block (Private Condo Roads 'A', 'B' & 'C')

-1 Common Area Amenity/Storm Water Management Facility Block

-4 Common Area Open Space Blocks

-3 Reserve Blocks



OTHER APPLICATIONS: The lands subject to the application are also the subject of Zoning Bylaw Amendment Application (Town File No. Z00925) and Official Plan Amendment Application (Town File No. OP00225) under the *Planning Act*, which are subject to an online statutory public meeting scheduled on Jan. 29th, 2026 (10:00 am), via Virtual/Electronic only format using "ZOOM".

*Please note that there will not be an in-person component to this council meeting.

INFORMATION AVAILABLE: Additional information and materials relating to the proposal are available for review online using the following link: [OP00225, Z00925 & PS00725 - 1st Submission](#) or in person at the Municipal Planning Office, Town of Wasaga Beach, 30 Lewis Street, Wasaga Beach, Ontario during regular business hours. For more information about this matter, including information about appeal rights, contact the Planning Department directly at (705) 429-3847 or by e-mail at planning@wasagabeach.com for further inquiries.

IF YOU WISH TO BE NOTIFIED of the decision of the Town of Wasaga Beach on the proposed Plan of Subdivision, you must make written request to: Deputy Clerk, Town of Wasaga Beach, Clerk's Department, 30 Lewis Street, Wasaga Beach, Ontario L9Z 1A1 (email: deputyclerk@wasagabeach.com and/or (705) 429-3844 ext. 2224).

ORAL AND WRITTEN SUBMISSIONS:

If a person or public body does not make oral submissions at a public meeting, if one is held, or make written submissions to 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 Town of Wasaga Beach to the Ontario Land Tribunal.

If a person or public body does not make oral submissions at a public meeting, if one is held, or make written submissions to 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 may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Please note that the rights of third parties to appeal plans of subdivisions to the Ontario Land Tribunal have been restricted under the *Planning Act*.

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

MEETING DETAILS: The Public Meeting for proposed Zoning Bylaw Amendment Application (Town File No. Z00925) and Official Plan Amendment Application (Town File No. OP00225) will be live streamed and may be viewed at the following link: <https://wasagabeach.civicweb.net/Portal/Video.aspx> Please note you do not have to register to view the live stream.

Anyone wishing to participate in the meeting can attend virtually is encouraged to submit a written submission that will be circulated to Town Council and will become public record. Written submissions and virtual participation requests must be received by 4:00 p.m. on

Jan. 28th, 2025, by emailing deputyclerk@wasagabeach.com or calling 705-429-3844 x 2224.

To register in advance, please provide the following information:

- First and Last Name
- Municipal Address
- Phone Number
- Email Address
- The File/Application Number

Town staff will contact you with further information regarding the virtual/electronic public meeting once you have registered.

Dated at the Town of Wasaga Beach this 17th day of December, 2025.