



Notice of Public Meeting

Application for Zoning Amendment and Draft Plan of Subdivision

Property Location: 828453 Grey Road 40, Part of Lot 28, Concession 7, geographic Township of Collingwood, Town of The Blue Mountains.

**Public Meeting: December 4th, 2017 at 5:00 PM
Town Hall, Council Chambers
32 Mill Street, Thornbury, ON**

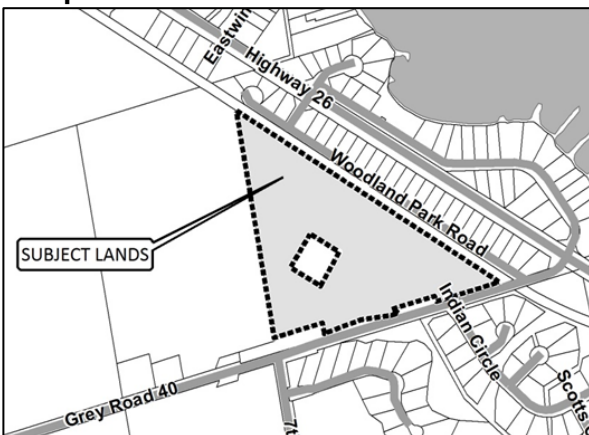
What is being proposed?

The applicants are proposing to create fifty four (54) new single detached residential lots, along with associated blocks for stormwater management and open space through Plan of Subdivision Application 42T-2017-01. A zoning by-law amendment application has also been submitted the effect of which is to re-zone a portion of the subject lands from the 'R6-176-h' zone to the 'R3-175-h' zone to change the permitted uses to allow the proposed single detached residential units. The zones would also be subject to a Holding -h symbol that would restrict development until the Holding symbol is removed, which will require the registration of the Plan of Subdivision and the execution of a Development Agreement.

The development is referred to as the Clarksbury Development – former Georgian Glen. A previous draft plan of subdivision (42T-2002-06 - Georgian Glen) was draft approved in 2005 for the subject lands however draft approval has expired. The previous draft approved plan consisted of a total 60 residential units (44 single detached and 16 townhouses). The proposed subdivision plan replaces the former 16 townhouses with single detached dwellings. The proposed development includes the existing Street 'A' identified on the proposed plan and the completion of Street 'B' which was partially constructed in 2008. The County makes the decision on the Plan of Subdivision and the Town makes the decision on the Zoning By-law Amendment.

Additional information regarding this application can be found on the County of Grey website: www.grey.ca

Location Map



Questions? Want more information? Ask the Planners!

Town of The Blue Mountains
Shawn Postma MCIP RPP
Phone: (519) 599 3131 ext. 248
Email: spostma@thebluemountains.ca

County of Grey, 595 9th Avenue East,
ON, N4K 3E3, Attn: Randy Scherzer MCIP RPP
Phone: (519) 372 0219 ext. 1237
Email: randy.scherzer@grey.ca

What happens at a Public Meeting?

The public meeting is your chance to hear more about the proposal and make your views about it known. You may also speak at the meeting or submit written comments. Information from the public will help Councils in their decision-making process.

Any person or agency may attend the Public Meeting and/or make verbal or written comments either in support or in opposition to the proposed amendment.

Where do I find more information?

Visit us in Planning Services, Town Hall during regular office hours Monday to Friday 8:30 a.m. to 4:30 p.m. or contact the planners for this file. Additional information can also be found on the County website at: www.grey.ca

Where do I submit my comments?

By Mail or in Person:

Town Clerk, Corrina Giles
32 Mill St. Box 310,
Thornbury ON, N0H 2P0
Fax: (519) 599-7723

Email: townclerk@thebluemountains.ca

Written comments are requested by December 1, 2017 so that they may be read at the public meeting for the benefit of everyone in attendance.

When will a decision be made?

A decision on this proposal has NOT been made and will NOT be made at the Public Meeting. After reviewing the application and any comments received, Town staff and County staff will bring a report on this project to future council meetings.

Want to be notified of a decision?

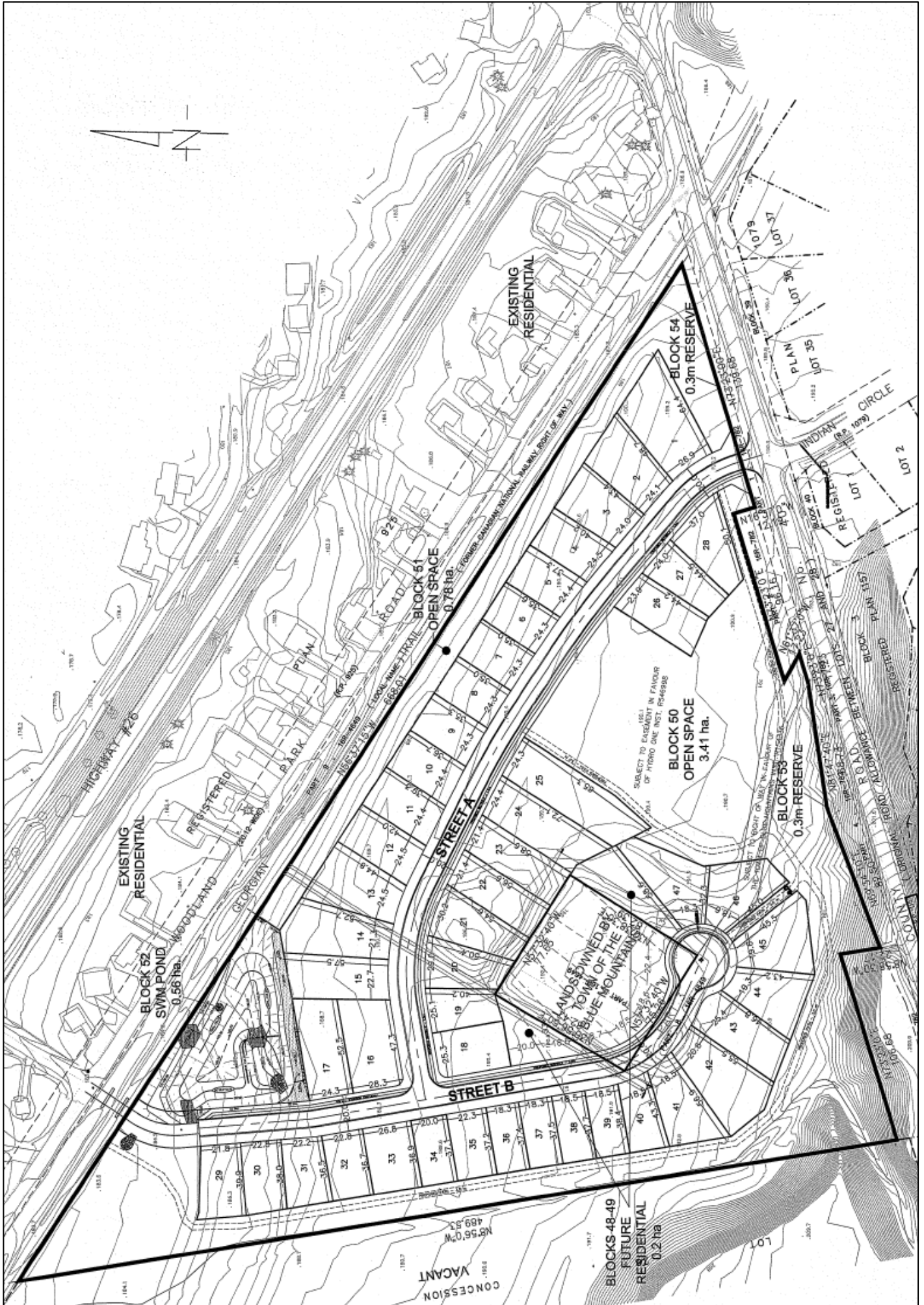
You must make a request in writing if you wish to receive a notice of any decision of the Councils on this proposal.

Your rights to appeal a decision:

If a person or public body does not make oral submissions at a public meeting or make written submissions to Town of The Blue Mountains or the County of Grey before decisions are made on the applications, the person or public body is not entitled to appeal the decision of Council to the Ontario Municipal Board (OMB).

If a person or public body does not make oral submissions at a public meeting, or make written submissions to Town of The Blue Mountains of the County of Grey before decisions are made on the applications, the person or public body may not be added as a party to the hearing of an appeal before the OMB unless, in the opinion of the OMB, there are reasonable grounds to do so.

Applicants' Proposed Subdivision Plan



A Note about information you may submit to the Town or the County:

Under the authority of the Municipal Act, 2001 and in accordance with Ontario's Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), all information provided for, or at a Public Meeting, Public Consultation, or other Public Process are considered part of the public record, including resident deputations. This information may be posted on the Town's website, and/or made available to the public upon request.

This document can be made available in other accessible formats as soon as practicable upon request.