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Notice of Public Meeting

Applications for Official Plan and Zoning By-law Amendment

Property Location: Lot 30, Concession 9, Plan 1035 and Town Right-of-ways, Plan 1035 (Former Cedar Run Horsepark)

**Public Meeting: November 18, 2019, at 5:00 PM
Town Hall, Council Chambers
32 Mill Street, Thornbury, ON**

What is being proposed?

The purpose of these applications is to consider a development proposal for a proposed waterski wakeboard cable park and associated buildings and structures. The proposed facility is comprised of three separate cable systems which would tow participants along a series of man-made, isolated ponds. Other amenities are proposed on the site including a pro shop, passive recreational uses, surface and overflow parking areas, and a commercial plaza and overnight accommodations as part of a future phase of development.

The submitted Official Plan Amendment application has the purpose of amending existing site-specific land use permissions relating to the former Cedar Run Horse Park in order to provide for the proposed Water Ski Wakeboard Cable Park and accessory buildings/uses as permitted uses. The amendment does not propose to change the *Urban Employment Area* or the *Hazard* designations currently applied to the property.

The submitted Zoning Bylaw Amendment application has the purpose of adding a 'Water Ski Wakeboard Cable Park' as a permitted use to the existing REC3-92-h10 zone category. The proposed amendment will also remove a 'Horse Park' as a permitted use and will include implementing provisions.

A Key Map of the Subject Lands is provided on page two of this notice.

What happens at the future 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 Council in their decision-making process, so make sure to have your say!

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?

Our website contains background studies, reports, plans and drawings. They are available for viewing or download at www.thebluemountains.ca

Or come visit us in Planning Services, Town Hall during regular office hours Monday to Friday 8:30 a.m. to 4:30 p.m.

Where do I submit my comments?

Your written comments may be sent to the Town Clerk, Corrina Giles:

By Mail or in Person:

32 Mill St. Box 310, Thornbury ON, N0H 2P0

Fax: (519) 599-7723

Email: townclerk@thebluemountains.ca

Written comments are requested by November 15, 2019, 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 at this point and will NOT be made at the Public Meeting. After reviewing the application and any comments received, Town staff will bring a recommendation on this project to a future council meeting. Council will make a decision at a later time to either *adopt* or *refuse* the Official Plan Amendment.

If the Official Plan Amendment is adopted by Council, it will be sent to the County of Grey for a final decision. The County of Grey is the approval authority for Official Plan Amendments.

Want to be notified of a decision?

If you wish to be notified of the adoption of the proposed official plan amendment, or of the refusal of a request to amend the official plan, you must make a written request to Town at the address above.

Your rights to appeal a decision:

Please see the other side of this notice for information about requirements should you wish to appeal a decision on this application.

Questions? Want more information? Ask the Planner!

Travis Sandberg, Planner I

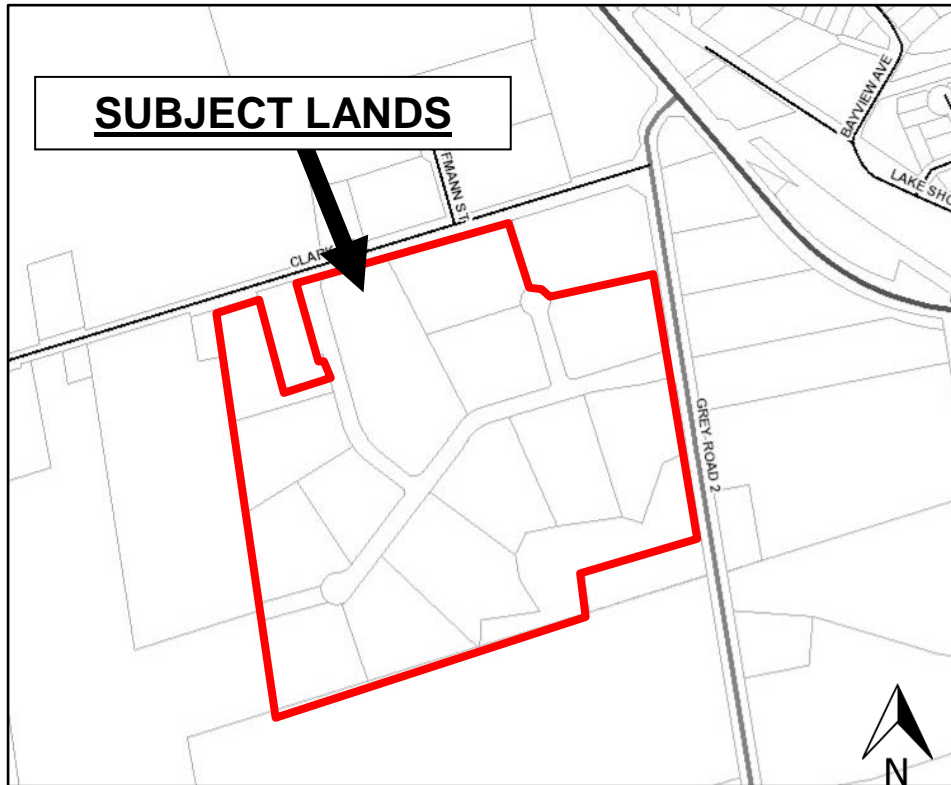
Phone: (519) 599-3131 ext. 283 or Toll Free (888) 258-6867 **Email:** planning@thebluemountains.ca

Right to Appeal the decision to the Local Planning Appeal Tribunal (LPAT)

If a person or public body does not make oral submissions at a public meeting or make written submissions to the Town of The Blue Mountains before the proposed Official Plan Amendment is adopted or before the Zoning By-law is passed, the person or public body is not entitled to appeal the decision of the County of Grey on the Official Plan Amendment or the decision of the Town of The Blue Mountains on the zoning by-law, to the Local Planning Appeal Tribunal.

If a person or public body does not make oral submissions at a public meeting or make written submissions to the Town of The Blue Mountains before the proposed Official Plan Amendment is adopted or the Zoning 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 add the person or public body as a party.

Key Map



A Note about information you may submit to the Town:

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.