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STAFF REPORT: Planning & Building Services Department



REPORT TO: Committee of the Whole
MEETING DATE: April 7, 2014
REPORT NO.: PL.14.40
SUBJECT: Application for Removal of Holding 'h' Symbol, Breadner Pit Part Lot 28, Concession 11
PREPARED BY: Shawn Postma, Planner II

A. Recommendations

THAT Council receive Staff Report PL.14.40, "Application for Removal of the Holding 'h' Symbol, Breadner Pit, Part Lot 28 Concession 11, Town of The Blue Mountains"; and

THAT Council enact a By-law so as to remove the Holding "h" Symbol from those lands located at Part Lot 28 Concession 11.

B. Background

Planning Services received an application for the removal of the Holding "h" Symbol from Cuesta Planning Consultants Inc. on behalf of Dennis Breadner for lands located at Part Lot 28, Concession 11.

Zoning By-law 2012-41 was enacted by Council in June 25, 2012. The By-law placed a portion of the subject lands into the Extractive Industrial 'M4-h' zone recognizing those lands intended to be used for gravel pit purposes. The conditions to remove the Holding 'h' symbol requires Site Plan Approval and the registration of a Development Agreement.

Both conditions have now been met. Site Plan Approval was granted in June 2012 and a Development Agreement was executed in January 2013.

In November 2013 the Ontario Municipal Board directed that the Minister of Natural Resources issue a Class A, Category 3 above the water table license for the subject lands. The Board also approved an Operational Plan and Rehabilitation Plan which includes some minor modifications resulting from the Ontario Municipal Board Hearing. These minor modifications do not impact the Site Plan Approval or Development Agreement executed with the Town.

Notice of the removal of the Holding 'h' symbol has been provided in accordance with the Planning Act to Cuesta Planning Consultants Inc., the Land Owner Mr. Breadner and adjacent Land Owners Mr. & Ms. Parra and Mr. & Ms. Hartman.

Given that the conditions to remove the Holding 'h' symbol have now been completed, it is appropriate that Council remove the Holding "h" Symbol for these lands.

C. The Blue Mountains' Strategic Plan

The recommendation contained within this report is consistent with and supports the Strategic Plan goal of managing growth to ensure the ongoing health and prosperity of the community.

D. Environmental Impacts

Nil

E. Financial Impact

Nil

F. In Consultation With

Nil

G. Attached

1. Zoning By-law to remove the Holding '-h' Symbol.

Respectfully submitted,

Shawn Postma, Planner II

David Finbow, Director of Planning and Building Services

For more information, please contact:

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THE CORPORATION OF THE TOWN OF THE BLUE MOUNTAINS

BY-LAW NO. _____

Being a By-law to amend Zoning By-law No. 83-40
which may be cited as "The Township of Collingwood
Zoning By-law".

WHEREAS the Council of the Corporation of the Town of The Blue Mountains deems it necessary in the public interest to pass a by-law to amend By-law No. 83-40;

AND WHEREAS pursuant to the provisions of Section 36 of the Planning Act, the By-law may be amended by Council of the Municipality;

AND WHEREAS Site Plan Approval and a Development Agreement has been executed for the Lands;

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWN OF THE BLUE MOUNTAINS ENACTS AS FOLLOWS:

1. The Zoning By-law of the Township of Collingwood being By-law No. 83-40, is hereby amended by removing the Holding '-h' symbol from those lands lying and being in The Blue Mountains comprised of Part Lot 28 Concession 11, as indicated on the attached key map Schedule 'A-1'.
2. Schedule "A-1" is hereby declared to form part of this By-law.

AND FURTHER that this By-law shall come into force and take effect upon the enactment thereof.

Enacted and passed this _____ day of _____, 2014.

Ellen Anderson, Mayor

Corrina Giles, Clerk

I hereby certify that the foregoing is a true copy of By-law No. _____ as enacted by the Council of the Corporation of the Town of The Blue Mountains on the _____ day of _____, 2014.

DATED at _____ this _____ day of _____, 2014.

Signed: _____
Corrina Giles, Clerk

Town of The Blue Mountains

Key Map Schedule 'A1'

By-law No. _____

 AREA AFFECTED BY THIS AMENDMENT

