

# THE CORPORATION OF THE TOWN OF THE BLUE MOUNTAINS

## NOTICE OF APPLICATION FOR CONSENT & PUBLIC MEETING

The Planning Act, R.S.O. 1990, c. P.13, as amended

### APPLICATION FOR CONSENT - FILE NO. B12-2010

**OWNER/APPLICANT:** 2117568 Ontario Inc, c/o Norris Monaghan  
**AGENT:** Kris Menzies, MHBC Planning

**PURPOSE AND EFFECT:** The purpose of this consent is to consider a request to sever a 6.5 hectare vacant rural residential parcel on the south-western portion of the property; while retaining a 75.6 hectare rural agricultural parcel, containing an existing dwelling and two barns.

This consent is submitted in conjunction with Consent Applications Nos. B13-2010, B14-2010 and B15-2010.

**MUNICIPALITY:** Town of The Blue Mountains  
**LEGAL DESCRIPTION:** Part Lot 10, Concession 5

**SEVERED PARCEL:** **FRONTAGE:** 395.0 m. **DEPTH:** 171.0 m. **AREA:** 6.5 hectares  
**RETAINED PARCEL:** **FRONTAGE:** 592.9 m. **DEPTH:** 988.0 m. **AREA:** 75.6 hectares

**HAVING ACCESS ON:** Open and Maintained Municipal Road (4<sup>th</sup> Line) and  
Open and Maintained County Road (Grey Road 19)

**MUNICIPAL WATER:** No **MUNICIPAL SEWER:** No  
**SEE SKETCH ATTACHED**

The land is also subject to an application for: Official Plan Amendment n/a  
Zoning By-law Amendment YES

All property owners within 120 metres (legislation requires 60 metres) of the subject land are hereby notified of the above application for consent.

If a person or public body that files an appeal of a decision of the Council of the Town of The Blue Mountains in respect of the proposed consent does not make written submissions to the Council of the Town of The Blue Mountains before it gives or refuses to give a provisional consent, the Ontario Municipal Board may dismiss the appeal.

If you wish to be notified of the decision of the Council of the Town of The Blue Mountains in respect of the proposed consent, you make a written submission to: Office of the Clerk, P.O. Box 310, Thornbury, Ontario N0H 2P0.

Additional information from the Planning Division of the Planning & Building Services Department regarding the application is available for public inspection from Monday to Friday 8:30 a.m. to 4:30 p.m. at the Town of The Blue Mountains, 26 Bridge St., Thornbury, Ontario NOH 2P0 or call 519-599-3131 ext.269.

**When requesting information please quote File No. B12-2010.**

### PUBLIC MEETING

It is not a requirement of the Planning Act, however, it is the policy of the Council of the Town of The Blue Mountains to hold a public meeting on consent applications.

**TAKE NOTICE** that the Planning & Building Committee of Council of the Town of The Blue Mountains has appointed **Monday, March 7, 2011 at 7:00 p.m.** for the purpose of a public meeting into this matter. The public meeting will be held at the **L. E. SHORE MEMORIAL LIBRARY, 173 BRUCE STREET SOUTH, THORNBURY, ONTARIO.**

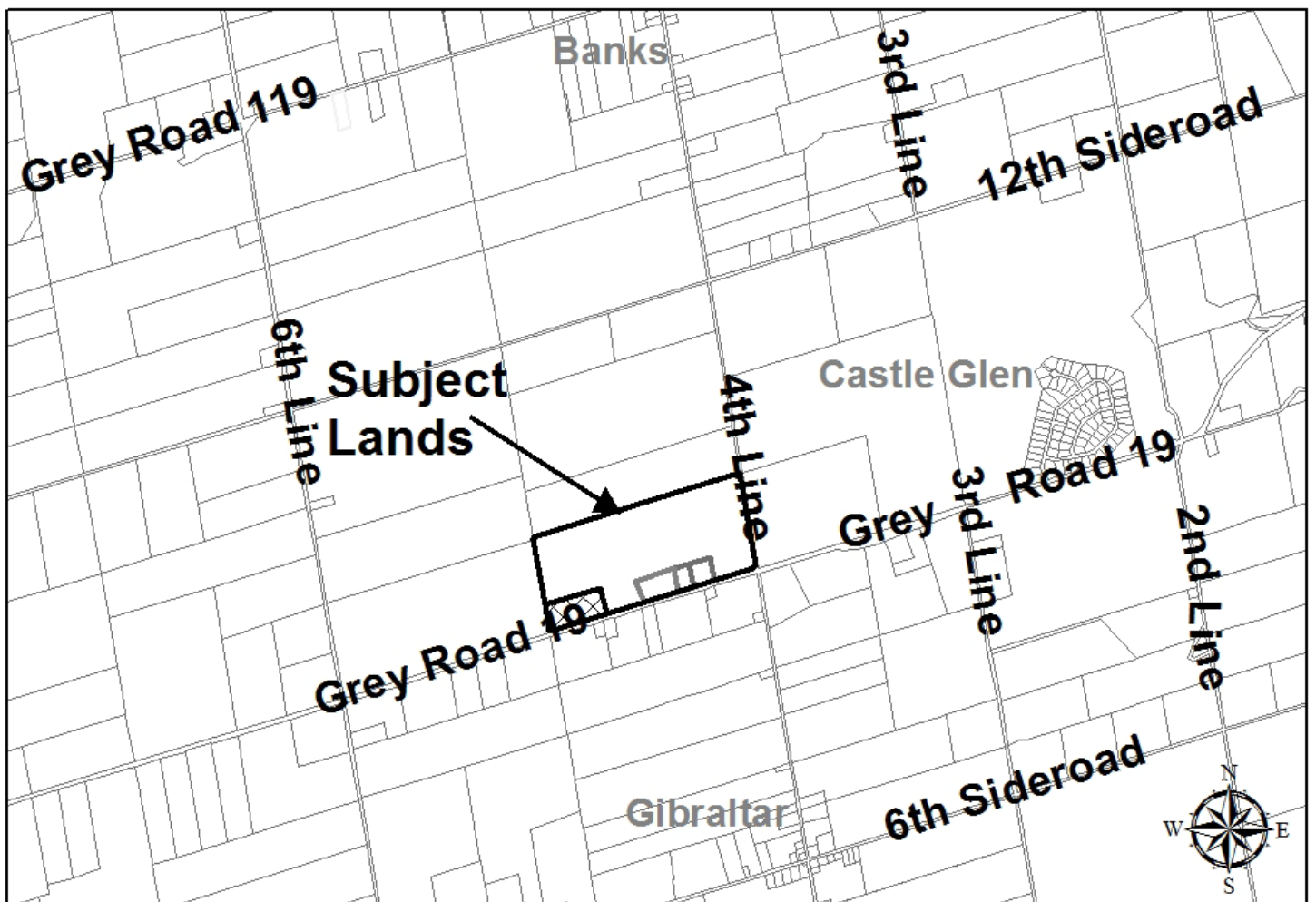
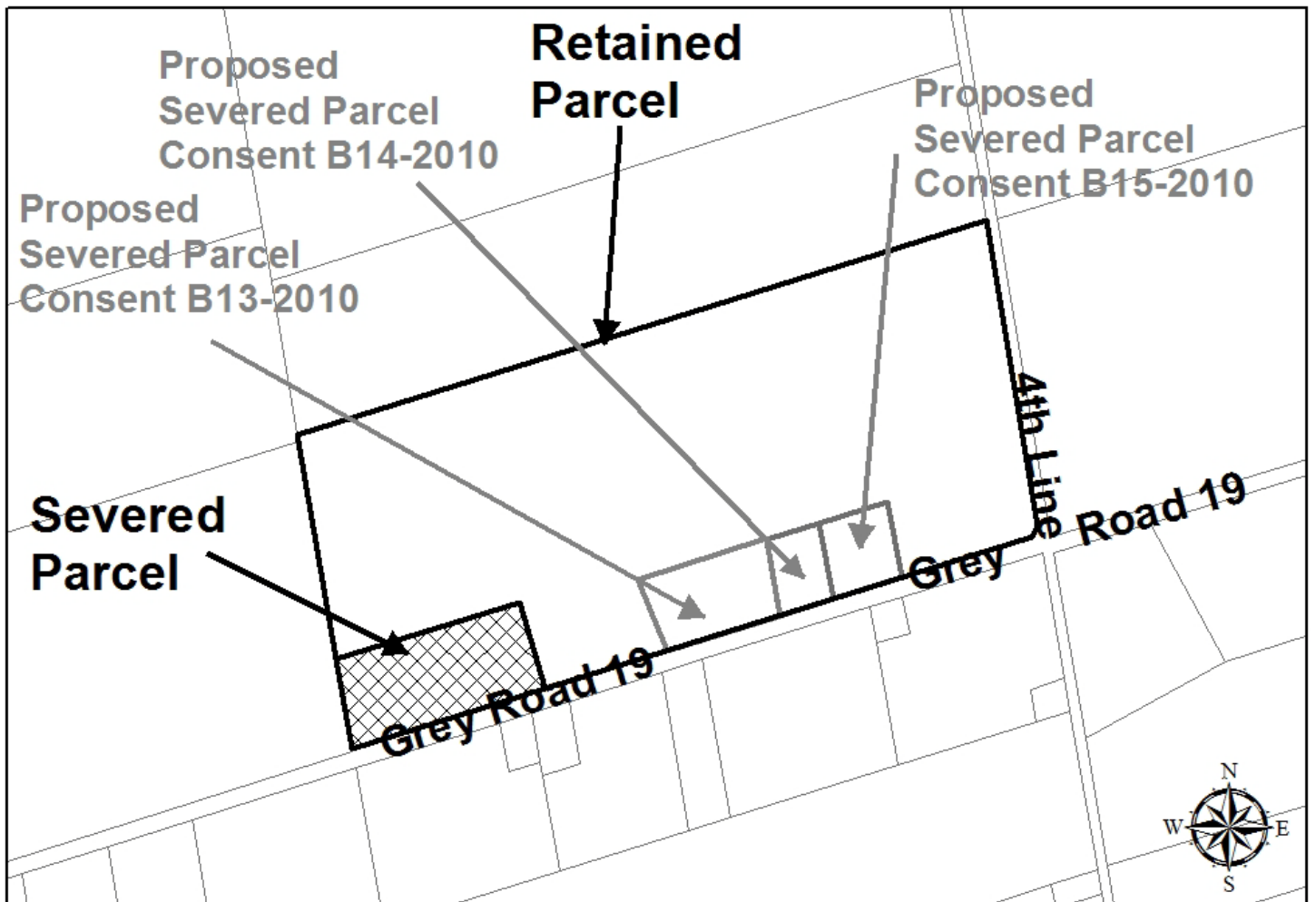
It is requested that **comments be submitted to the Town by Friday, March 4, 2011** for the public meeting scheduled for March 7, 2011, **so that comments can be read at the public meeting for the benefit of the Owner, Applicant, Agent, Council, Staff and the Public.**

At this public meeting, the Town seeks to receive comments to aid in our decision making process. It should be noted that a decision on this Application will not be made at this public meeting. The Planning Division will bring recommendations forward to a Council Meeting at a future date following this public meeting.

Corrina Giles, Clerk, Town of The Blue Mountains  
P.O. Box 310, 26 Bridge Street East, Thornbury, Ontario N0H 2P0  
Toll-Free: (888) 258-6867 Telephone: (519) 599-3131 Facsimile: (519) 599-7723  
Email: cgiles@thebluemountains.ca  
Dated at the Town of The Blue Mountains this 9<sup>th</sup> day of February, 2011.



LOCATION



# THE CORPORATION OF THE TOWN OF THE BLUE MOUNTAINS

## NOTICE OF APPLICATION FOR CONSENT & PUBLIC MEETING

The Planning Act, R.S.O. 1990, c. P.13, as amended

### APPLICATION FOR CONSENT - FILE NO. B13-2010

**OWNER/APPLICANT:** 2117568 Ontario Inc, c/o Norris Monaghan  
**AGENT:** Kris Menzies, MHBC Planning

**PURPOSE AND EFFECT:** The purpose of this consent is to consider a request to sever a 3.5 hectare vacant rural residential parcel on the south portion of the property; while retaining a 72.1 hectare rural agricultural parcel, containing an existing dwelling and two barns.

This consent is submitted in conjunction with Consent Applications Nos. B12-2010, B14-2010 and B15-2010.

**MUNICIPALITY:** Town of The Blue Mountains  
**LEGAL DESCRIPTION:** Part Lot 10, Concession 5

**SEVERED PARCEL:** **FRONTAGE:** 218.0 m. **DEPTH:** 148.0 m. **AREA:** 3.5 hectares  
**RETAINED PARCEL:** **FRONTAGE:** 592.9 m. **DEPTH:** 728.0 m. **AREA:** 72.1 hectares

**HAVING ACCESS ON:** Open and Maintained Municipal Road (4<sup>th</sup> Line) and  
Open and Maintained County Road (Grey Road 19)

**MUNICIPAL WATER:** No **MUNICIPAL SEWER:** No  
**SEE SKETCH ATTACHED**

The land is also subject to an application for: Official Plan Amendment n/a  
Zoning By-law Amendment YES

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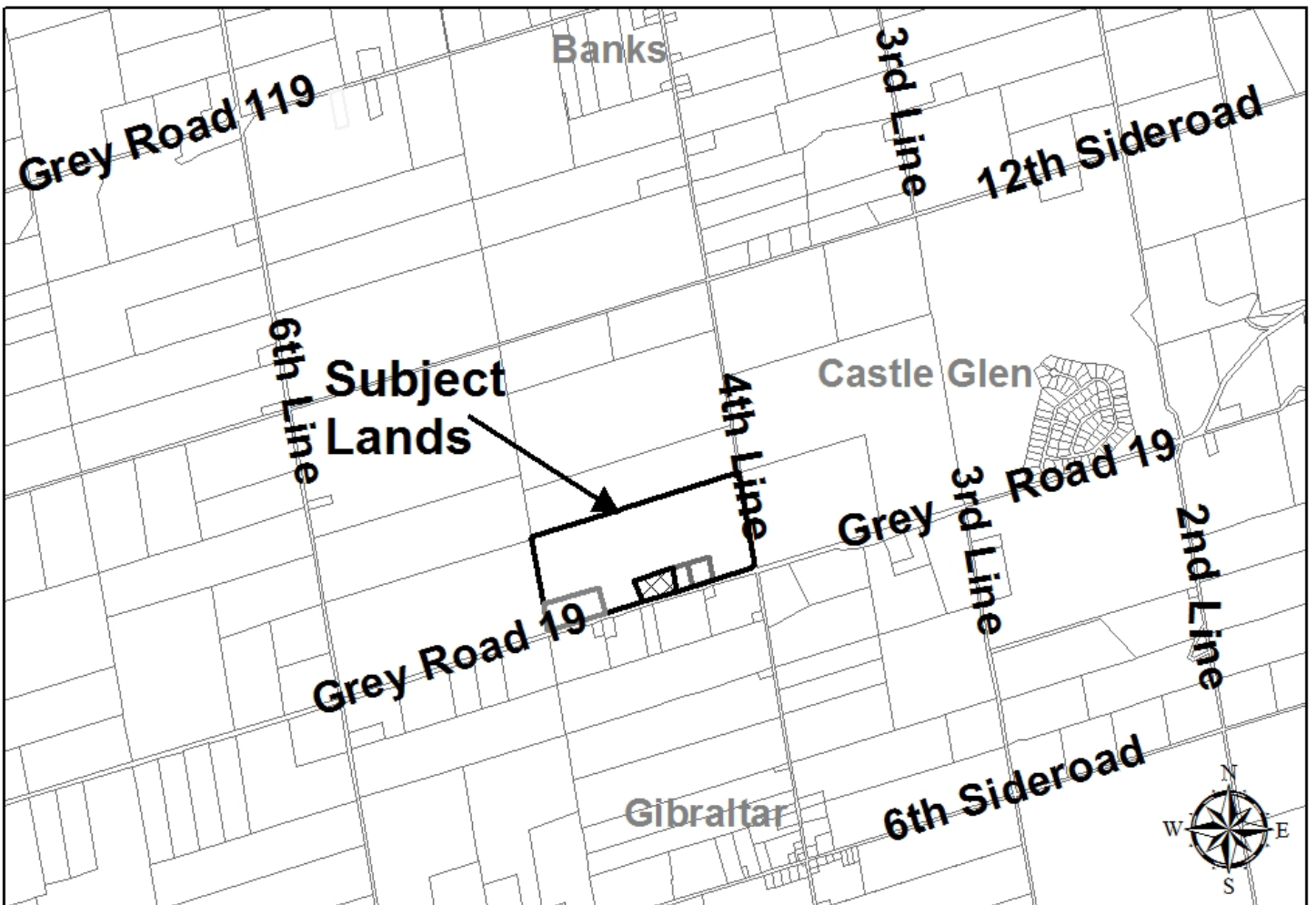
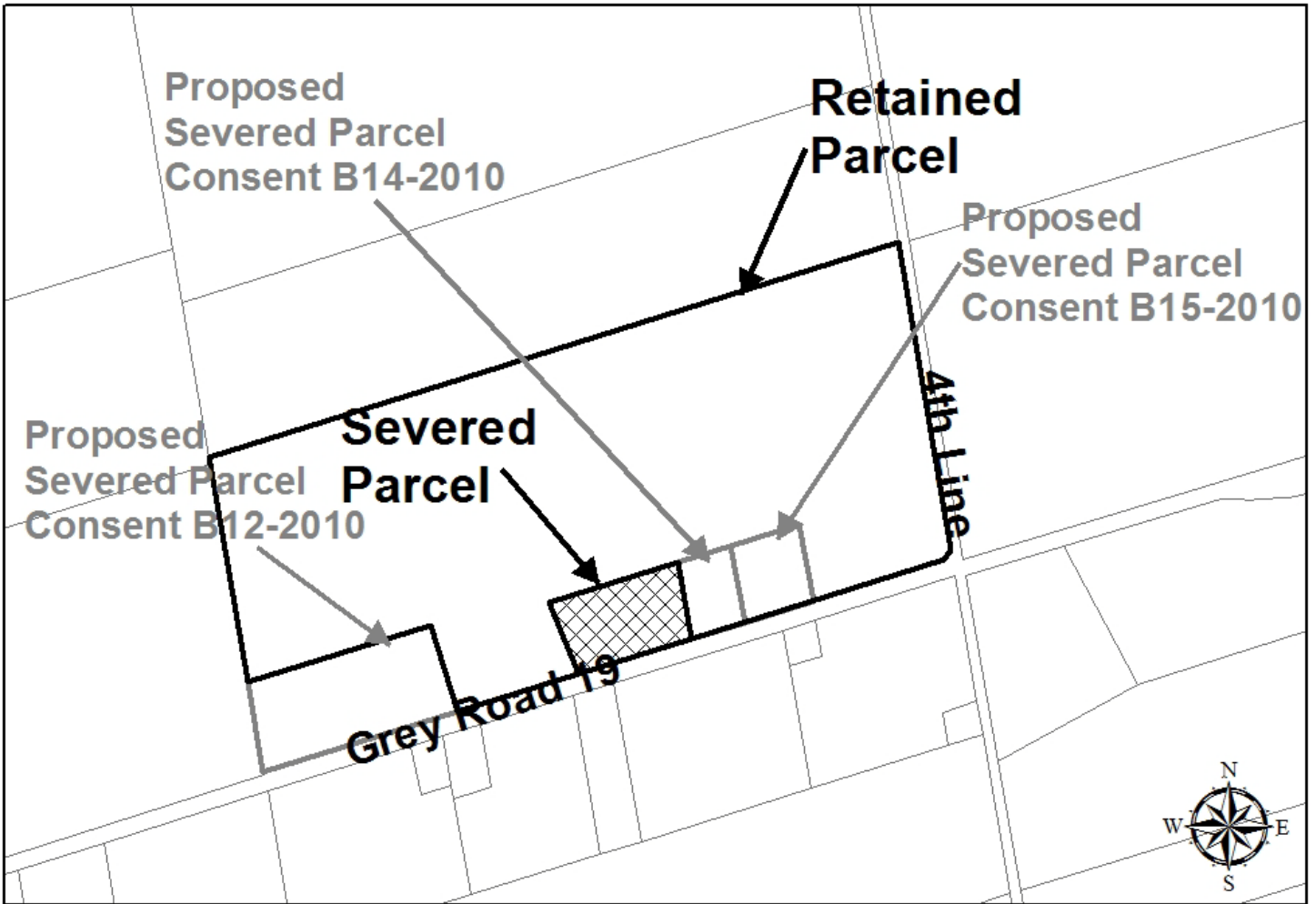
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## NOTICE OF APPLICATION FOR CONSENT & PUBLIC MEETING

The Planning Act, R.S.O. 1990, c. P.13, as amended

### APPLICATION FOR CONSENT - FILE NO. B14-2010

**OWNER/APPLICANT:** 2117568 Ontario Inc, c/o Norris Monaghan  
**AGENT:** Kris Menzies, MHBC Planning

**PURPOSE AND EFFECT:** The purpose of this consent is to consider a request to sever a 1.6 hectare vacant rural residential parcel on the south portion of the property; while retaining a 70.5 hectare rural agricultural parcel, containing an existing dwelling and two barns.

This consent is submitted in conjunction with Consent Applications Nos. B12-2010, B13-2010 and B15-2010.

**MUNICIPALITY:** Town of The Blue Mountains  
**LEGAL DESCRIPTION:** Part Lot 10, Concession 5

**SEVERED PARCEL:** **FRONTAGE:** 108.0 m. **DEPTH:** 148.0 m. **AREA:** 1.6 hectares  
**RETAINED PARCEL:** **FRONTAGE:** 592.9 m. **DEPTH:** 620.0 m. **AREA:** 70.5 hectares

**HAVING ACCESS ON:** Open and Maintained Municipal Road (4<sup>th</sup> Line) and  
Open and Maintained County Road (Grey Road 19)

**MUNICIPAL WATER:** No **MUNICIPAL SEWER:** No  
**SEE SKETCH ATTACHED**

The land is also subject to an application for: Official Plan Amendment n/a  
Zoning By-law Amendment YES

All property owners within 120 metres (legislation requires 60 metres) of the subject land are hereby notified of the above application for consent.

If a person or public body that files an appeal of a decision of the Council of the Town of The Blue Mountains in respect of the proposed consent does not make written submissions to the Council of the Town of The Blue Mountains before it gives or refuses to give a provisional consent, the Ontario Municipal Board may dismiss the appeal.

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Additional information from the Planning Division of the Planning & Building Services Department regarding the application is available for public inspection from Monday to Friday 8:30 a.m. to 4:30 p.m. at the Town of The Blue Mountains, 26 Bridge St., Thornbury, Ontario N0H 2P0 or call 519-599-3131 ext.269.

**When requesting information please quote File No. B14-2010.**

### PUBLIC MEETING

It is not a requirement of the Planning Act, however, it is the policy of the Council of the Town of The Blue Mountains to hold a public meeting on consent applications.

**TAKE NOTICE** that the Planning & Building Committee of Council of the Town of The Blue Mountains has appointed **Monday, March 7, 2011 at 7:00 p.m.** for the purpose of a public meeting into this matter. The public meeting will be held at the **L. E. SHORE MEMORIAL LIBRARY, 173 BRUCE STREET SOUTH, THORNBURY, ONTARIO.**

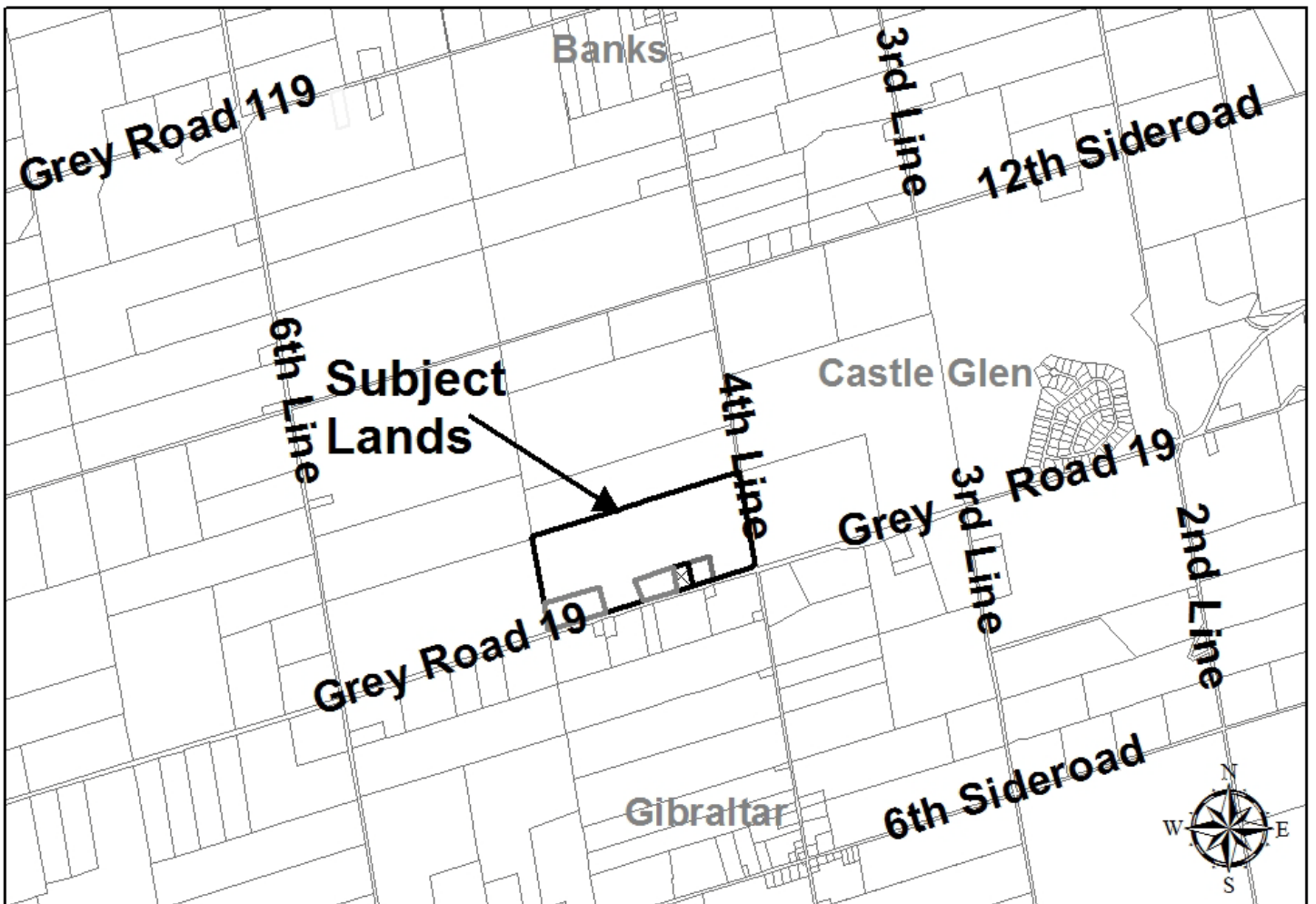
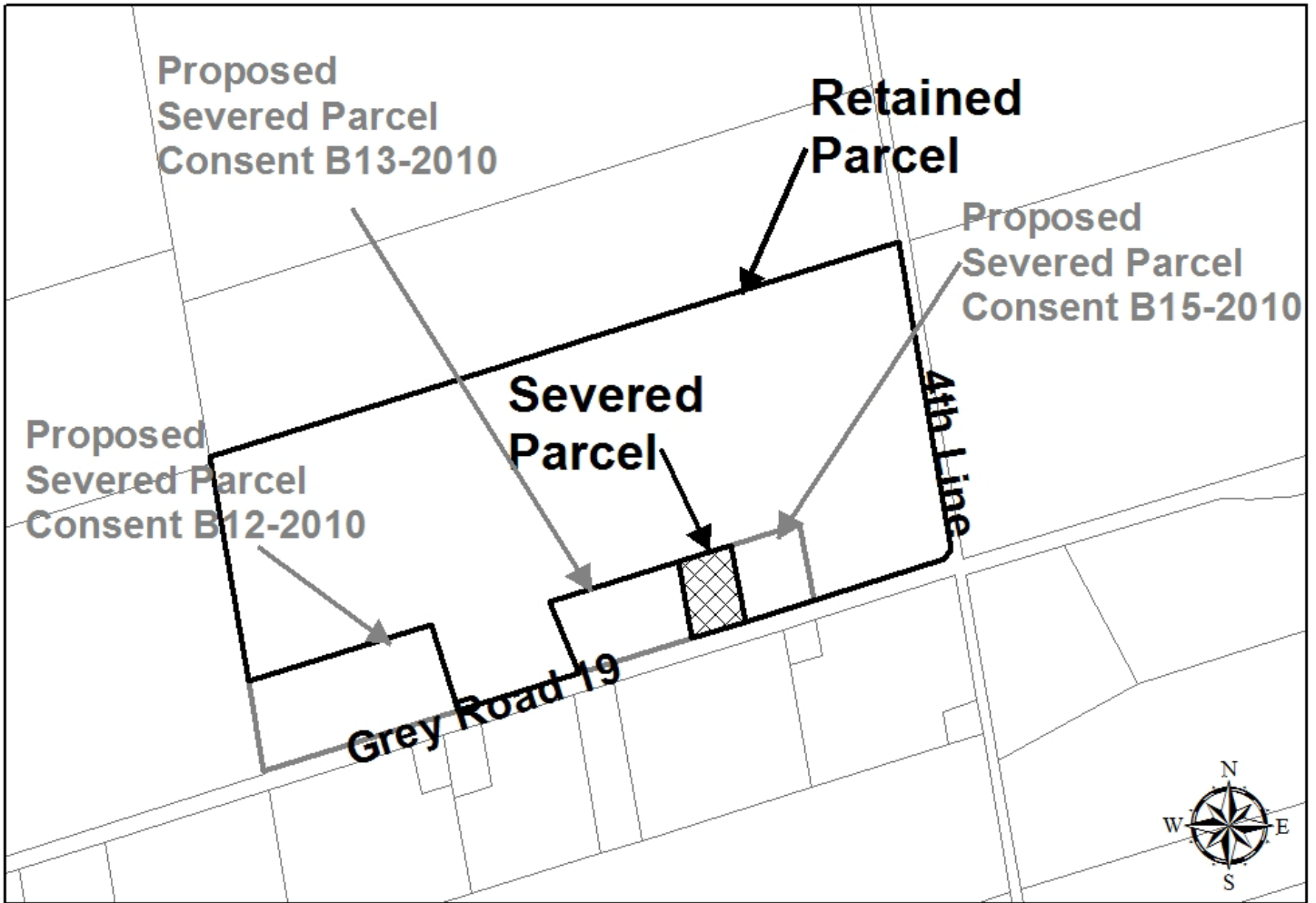
It is requested that **comments be submitted to the Town by Friday, March 4, 2011** for the public meeting scheduled for March 7, 2011, **so that comments can be read at the public meeting for the benefit of the Owner, Applicant, Agent, Council, Staff and the Public.**

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## NOTICE OF APPLICATION FOR CONSENT & PUBLIC MEETING

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### APPLICATION FOR CONSENT - FILE NO. B15-2010

**OWNER/APPLICANT:** 2117568 Ontario Inc, c/o Norris Monaghan  
**AGENT:** Kris Menzies, MHBC Planning

**PURPOSE AND EFFECT:** The purpose of this consent is to consider a request to sever a 2.0 hectare vacant rural residential parcel on the south portion of the property; while retaining a 68.5 hectare rural agricultural parcel, containing an existing dwelling and two barns.

This consent is submitted in conjunction with Consent Applications Nos. B12-2010, B13-2010 and B14-2010.

**MUNICIPALITY:** Town of The Blue Mountains  
**LEGAL DESCRIPTION:** Part Lot 10, Concession 5

**SEVERED PARCEL:** **FRONTAGE:** 137.0 m. **DEPTH:** 148.0 m. **AREA:** 2.0 hectares  
**RETAINED PARCEL:** **FRONTAGE:** 592.9 m. **DEPTH:** 483.0 m. **AREA:** 68.5 hectares

**HAVING ACCESS ON:** Open and Maintained Municipal Road (4<sup>th</sup> Line) and  
Open and Maintained County Road (Grey Road 19)

**MUNICIPAL WATER:** No **MUNICIPAL SEWER:** No  
**SEE SKETCH ATTACHED**

The land is also subject to an application for: Official Plan Amendment n/a  
Zoning By-law Amendment YES

All property owners within 120 metres (legislation requires 60 metres) of the subject land are hereby notified of the above application for consent.

If a person or public body that files an appeal of a decision of the Council of the Town of The Blue Mountains in respect of the proposed consent does not make written submissions to the Council of the Town of The Blue Mountains before it gives or refuses to give a provisional consent, the Ontario Municipal Board may dismiss the appeal.

If you wish to be notified of the decision of the Council of the Town of The Blue Mountains in respect of the proposed consent, you make a written submission to: Office of the Clerk, P.O. Box 310, Thornbury, Ontario N0H 2P0.

Additional information from the Planning Division of the Planning & Building Services Department regarding the application is available for public inspection from Monday to Friday 8:30 a.m. to 4:30 p.m. at the Town of The Blue Mountains, 26 Bridge St., Thornbury, Ontario N0H 2P0 or call 519-599-3131 ext.269.

**When requesting information please quote File No. B15-2010.**

### PUBLIC MEETING

It is not a requirement of the Planning Act, however, it is the policy of the Council of the Town of The Blue Mountains to hold a public meeting on consent applications.

**TAKE NOTICE** that the Planning & Building Committee of Council of the Town of The Blue Mountains has appointed **Monday, March 7, 2011 at 7:00 p.m.** for the purpose of a public meeting into this matter. The public meeting will be held at the **L. E. SHORE MEMORIAL LIBRARY, 173 BRUCE STREET SOUTH, THORNBURY, ONTARIO.**

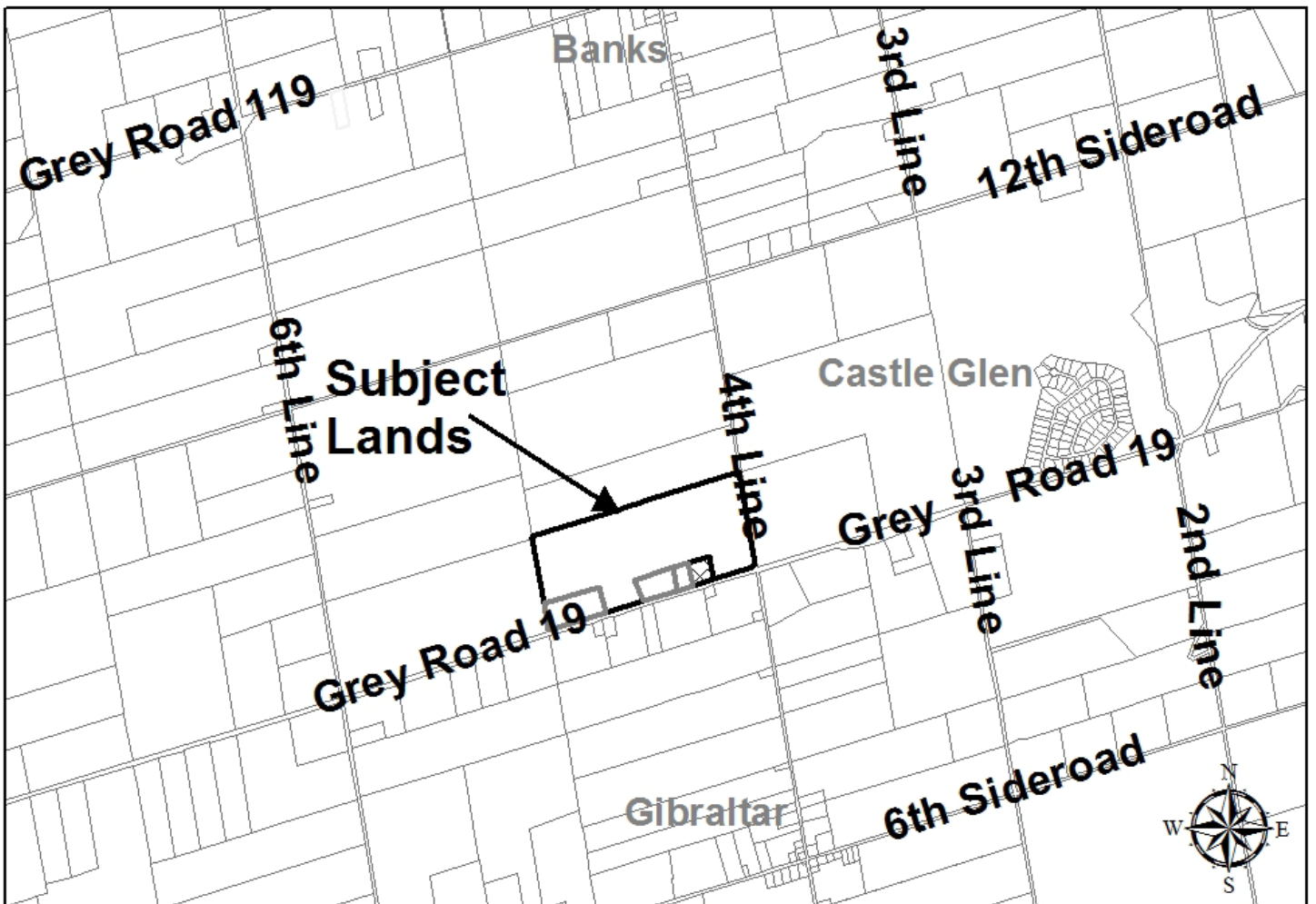
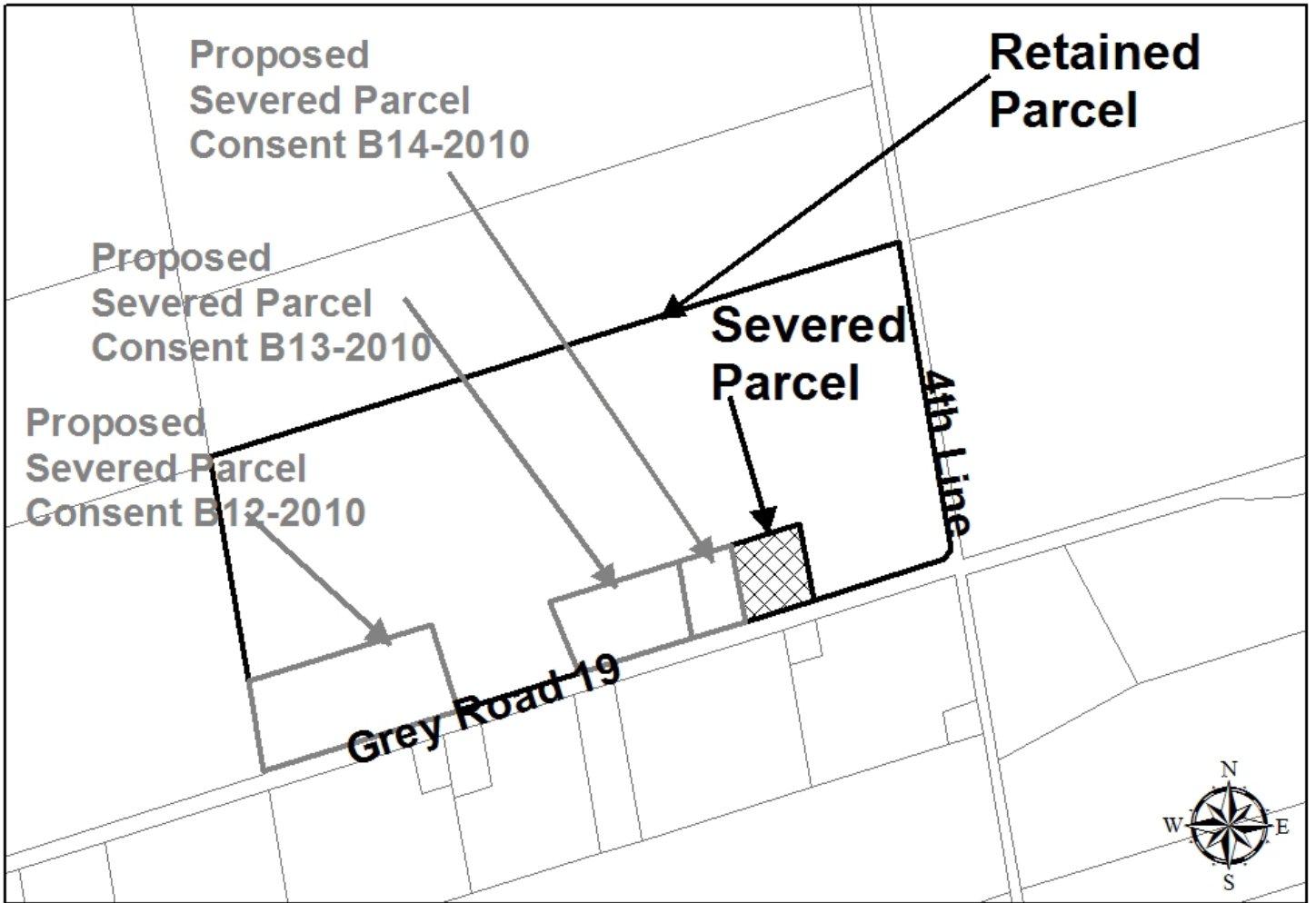
It is requested that **comments be submitted to the Town by Friday, March 4, 2011** for the public meeting scheduled for March 7, 2011, **so that comments can be read at the public meeting for the benefit of the Owner, Applicant, Agent, Council, Staff and the Public.**

At this public meeting, the Town seeks to receive comments to aid in our decision making process. It should be noted that a decision on this Application will not be made at this public meeting. The Planning Division will bring recommendations forward to a Council Meeting at a future date following this public meeting.

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Dated at the Town of The Blue Mountains this 9<sup>th</sup> day of February, 2011.



LOCATION



**TOWN OF THE BLUE MOUNTAINS  
NOTICE OF APPLICATION & PUBLIC MEETING  
TO CONSIDER A ZONING BY-LAW AMENDMENT**

TAKE NOTICE THAT the Planning Division of the Planning & Building Services Department of the Corporation of the Town of The Blue Mountains has received an Application for a Zoning By-law Amendment;

AND THAT the Planning & Building Committee of Council of the Corporation of the Town of The Blue Mountains will hold a **PUBLIC MEETING** in the **L. E. SHORE MEMORIAL LIBRARY, 173 BRUCE STREET SOUTH, THORNBURY, ONTARIO, COMMENCING 7:00 P.M. ON THE 7<sup>TH</sup> DAY OF MARCH, 2011**, for the purpose of considering an Application for a Zoning By-law Amendment.

The purpose of this By-law is to address a potential condition of Consent on Applications B12-2010, B13-2010, B14-2010 and B15-2010. The consent applications propose to sever four vacant rural residential parcels ranging in size from 1.6 hectares to 6.5 hectares; while retaining a 68.5 hectare rural agricultural parcel, containing an existing dwelling and two barns. If the Consent is granted, a Zoning By-law Amendment would be required to rezone the four severed rural residential parcels to a rural residential zoning and to protect the environmental constraints that exist on the subject lands from development, utilizing the Hazard Zone.

The effect of this By-law is to rezone the lands from General Rural Zone to the General Rural Zone, Rural Estate Residential Zone, Rural Estate Residential Exception Zone and the Hazard Zone.

The subject lands of this By-law are owned by 2117568 Ontario Inc., c/o Norris Monaghan, and are legally described as Part Lot 10, Concession 5; Town of The Blue Mountains. These lands are locally described as being located on the northwest corner of the intersection of the 4<sup>th</sup> Line and Grey Road 19 with a civic address of 595584 4<sup>th</sup> Line; as shown on the attached sketch.

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

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 The Blue Mountains before the by-law is passed, the person or public body is not entitled to appeal the decision of the Corporation of the Town of The Blue Mountains Council to the Ontario Municipal Board.

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 The Blue Mountains before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Municipal Board unless, in the opinion of the Board, there are reasonable grounds to do so.

Additional information relating to the proposed Amendment is available for inspection during regular office hours in the Planning Division of the Planning & Building Services Department at the Municipal Office, Thornbury, Ontario or contact the Planning Division directly at (519)599-3131 ext.269.

It is requested that **comments be submitted to the Town by Friday, March 4, 2011** for the public meeting scheduled for March 7, 2011, **so that comments can be read at the public meeting for the benefit of the Owner, Applicant, Agent, Council, Staff and the Public.**

At this public meeting, the Town seeks to receive comments to aid in our decision making process. It should be noted that a decision on this Application will not be made at this public meeting. The Planning Division will bring recommendations forward to a Council Meeting at a future date following this public meeting.

DATED at Town of The Blue Mountains this 9<sup>th</sup> day of February, 2011.

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Thornbury, Ontario  
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