

TOWN OF THE BLUE MOUNTAINS
NOTICE OF A PUBLIC MEETING
TO CONSIDER THE ADOPTION OF AN OFFICIAL PLAN AMENDMENT
AND THE PASSING OF THREE ZONING BY-LAW AMENDMENTS

TAKE NOTICE THAT the Town of The Blue Mountains will hold a **PUBLIC OPEN HOUSE** in the **BEAVER VALLEY COMMUNITY CENTRE, LARGE HALL, 81 VICTORIA STREET, THORNBURY, ONTARIO, COMMENCING AT 4:00 P.M. UNTIL 8:00 P.M. ON THE 9th DAY OF OCTOBER, 2007**, concerning a proposed Official Plan Amendment and three Zoning By-law Amendments dealing with short term accommodation.

In addition the Council of the Corporation of the Town of The Blue Mountains will hold a **STATUTORY PUBLIC MEETING** in the **BEAVER VALLEY COMMUNITY CENTRE, SMALL HALL, 81 VICTORIA STREET, THORNBURY, ONTARIO, COMMENCING 10:00 A.M. ON THE 13th DAY OF OCTOBER, 2007**, to consider a proposed Official Plan Amendment and three Zoning By-law Amendments dealing with short term accommodation.

The purpose of the Public Open House is to give the public an opportunity to review the Official Plan Amendment and three Zoning By-law Amendments. In addition, Town Staff will be available to answer any questions.

The Official Plan Amendment will recognize short term accommodation uses within the Town as a commercial rental use. A definition of short term accommodation has been developed and is also part of this Amendment. The Amendment recognizes that conventional residential rental accommodation in a residential dwelling for periods of 30 days or greater shall not be considered a commercial accommodation use and shall be considered a principal residential use.

The effects of the Zoning By-law Amendments are as follows:

Two Zoning By-law Amendments will recognize a variety of commercial accommodation uses within the municipality and add new definitions for "Short Term Accommodation", "Bed and Breakfast Establishment", "Residential" and "Boarding or Rooming House". Both by-laws also outline what zones short term accommodation uses will be permitted in and accompanying standards.

The third Zoning By-law Amendment will rezone subject lands of Plan 910 (Thunderhill – Castle Glen) from Resort Residential RR Zone to Residential Third Density R3 Zone. The only changes are the name or label of the category and the seasonal component applied to these residential uses will be removed. The Resort Residential RR Zone is a more appropriate title meant for short term accommodation.

This notice effects the entire municipality and therefore no key map is attached. **Note this is not the Licensing By-law.**

The purpose of the Statutory Public Meeting is to obtain input with regard to the proposed Official Plan policies and Zoning By-law standards to address short term accommodation uses occurring within residential dwelling units in the Town of The Blue Mountains.

If a person or public body that files a notice of appeal of a decision of the Town of The Blue Mountains in respect of the proposed Official Plan Amendment 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, the Ontario Municipal Board may dismiss all or part of the appeal.

If a person or public body that files an appeal of a decision of the Town of The Blue Mountains in respect of the proposed three Zoning By-law Amendments does not make oral submissions at a public meeting or make written submissions to the Town of The Blue Mountains before the proposed Zoning By-law is adopted, the Ontario Municipal Board may dismiss all or part of the appeal.

Additional information relating to the proposed Amendment is available for inspection during regular office hours at the Municipal Office, Thornbury, Ontario, or contact Cindy Welsh, Senior Policy Planner in the Planning Department directly at (519) 599-3131 ext. 262 or via e-mail at cwelsh@town.thebluemountains.on.ca.

DATED at The Blue Mountains this 20th day of September, 2007.

Stephen Keast, Clerk
Town of The Blue Mountains
26 Bridge Street
Thornbury, Ontario, NOH 2P0
(519) 599-3131