

Ontario Land Tribunal
Tribunal ontarien de l'aménagement
du territoire



ISSUE DATE: April 24, 2025

CASE NO.: OLT-22-002269

PROCEEDING COMMENCED UNDER subsection 34(11) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended

Applicant and Appellant: Tammy Abbotts
Subject: Application to amend Zoning By-law No. 2018-65 - Refusal or neglect of County of Grey to make a decision
Existing Zoning: Residential One (R1-1)
Proposed Zoning: Residential Two (R2)
Purpose: To permit the creation of lots for 22 semi-detached dwellings
Property Address/Description: Lots 35-39, SW Side of Bay Street
Municipality: Town of The Blue Mountains
Municipality File No.: P2832
OLT Case No.: OLT-22-002269
Legacy Case No.: PL210156
OLT Lead Case No.: OLT-22-002269
Legacy Lead Case No.: PL210156
OLT Case Name: Abbotts v. Blue Mountains (Town)

PROCEEDING COMMENCED UNDER subsection 51(34) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended

Applicant and Appellant: Tammy Abbotts
Subject: Proposed Plan of Subdivision - Failure of County of Grey to make a decision
Purpose: To permit the creation of lots for 22 semi-detached dwellings
Property Address/Description: Lots 35-39, SW Side of Bay Street
Municipality: Town of The Blue Mountains
Municipality File No.: 42T-2019-02
OLT Case No.: OLT-22-002272
Legacy Case No.: PL210152
OLT Lead Case No.: OLT-22-002269
Legacy Lead Case No.: PL210156

BEFORE:

HUGH S. WILKINS) Thursday, the 24th
VICE-CHAIR)
) day of April, 2025

THIS MATTER having come before the Ontario Land Tribunal (the “Tribunal”) for a public hearing on May 24, 2022 and the Tribunal, in its Decision issued on June 10, 2022 (the “Decision”) having allowed, in part, the appeals of the zoning by-law amendment application and the draft plan of subdivision application;

AND THE TRIBUNAL having withheld its Final Order until such time that the Town of the Blue Mountains advises it has passed the Open Space Zoning By-Law Amendment for the depicted Tree Preservation Area in the portion of the unopened road allowance, and the time for initiating all appeals of the Open Space Zoning By-Law Amendment has expired;

AND THE TRIBUNAL having issued its Final Order on January 13, 2023, approving the zoning by-law amendment application and the draft plan of subdivision application;

AND THE TRIBUNAL noting that, pursuant to subsection 51(56.1) of the *Planning Act*, the County of Grey has the authority to clear the conditions of draft plan approval of the plan of subdivision for the purposes of subsection 51(58) of the *Planning Act*;

AND THE TRIBUNAL having now received a request from the Applicant/Appellant, for a three (3) year extension to the lapsing date of June 10, 2025 for draft plan approval;

AND THE TRIBUNAL having received consent of the Town of The Blue Mountains and County of Grey, supporting the request for the three (3) year extension;

THE TRIBUNAL ORDERS that the request to extend the lapsing provisions on the draft plan of subdivision to **June 10, 2028**, is granted.

“Euken Lui”

EUKEN LUI
ACTING REGISTRAR

Ontario Land Tribunal

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The Conservation Review Board, the Environmental Review Tribunal, the Local Planning Appeal Tribunal and the Mining and Lands Tribunal are amalgamated and continued as the Ontario Land Tribunal ("Tribunal"). Any reference to the preceding tribunals or the former Ontario Municipal Board is deemed to be a reference to the Tribunal.