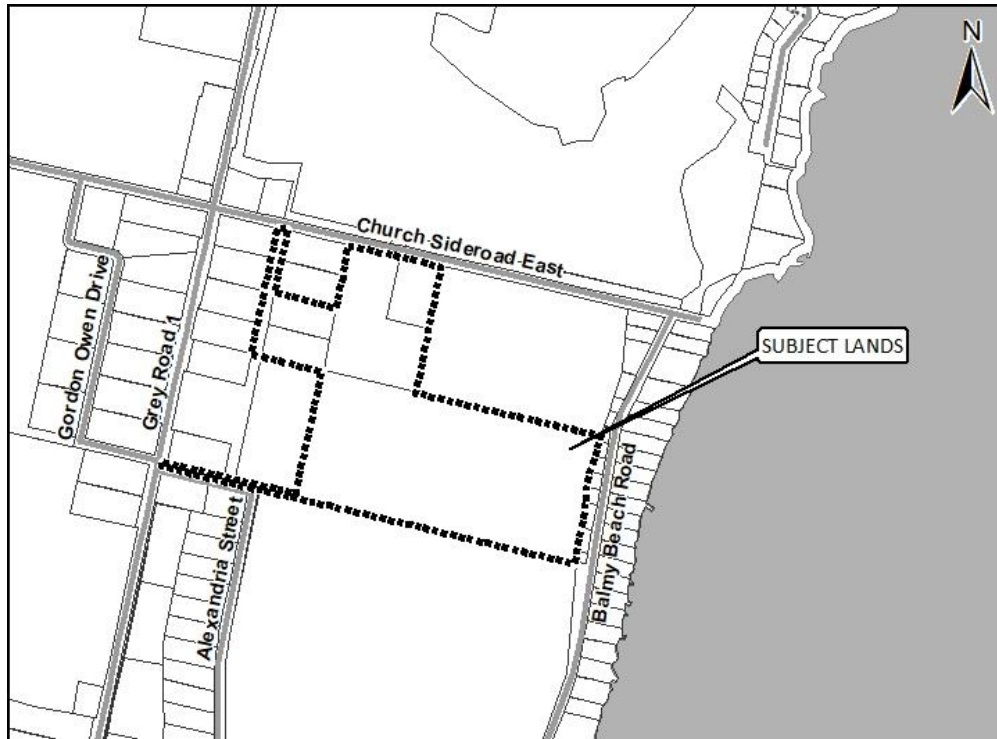


**NOTICE OF SECOND PUBLIC MEETING - WE WANT TO HEAR FROM YOU**

**WHAT:** The County and Township are seeking input on revised development applications **within 120 metres of your property** that would consider allowing a 29 lot single detached residential plan of subdivision.

**SITE:** 343622 Church Sideroad East, Part of Lot 27, Concession 3, Geographic Township of Sarawak, Township of Georgian Bluffs



**LOCATION OF PUBLIC MEETING?** Georgian Bluffs Council Chambers, 177964 Grey Road 18, Owen Sound Ontario N4K 5N4

**TIMING OF PUBLIC MEETING?** Wednesday, June 5<sup>th</sup>, 2019 at 7:00pm


**How can I contribute my opinion?**

Any person or agency may attend the Public Meeting and/or make verbal or written comments regarding this proposal.


**How do I submit comments?**

Submit written comments or sign-up to be notified of a decision by mailing or contacting the County and the Township at:

**Randy Scherzer (Grey County Planner)**

 County of Grey Planning Department  
595 9<sup>th</sup> Avenue East  
Owen Sound, ON, N4K 3E3

 [randy.scherzer@grey.ca](mailto:randy.scherzer@grey.ca)


 519-519-372-0219 ext. 1237

**Request for information**


For information on the Subdivision Application visit [www.grey.ca/planning-development/planning-applications](http://www.grey.ca/planning-development/planning-applications)

For all supporting studies and reports for the proposed Georgian Bluffs Official Plan Amendment and Zoning By-law Amendment contact:

**Jenn Burnett (Township Planner)**

 Township of Georgian Bluffs  
177964 Grey Road 18, R.R. #3  
Owen Sound, ON, N4K 5N5

 [jburnett@georgianbluffs.on.ca](mailto:jburnett@georgianbluffs.on.ca)

 519-376-2729 ext. 242

### ***What is being proposed through the applications?***

The purpose and effect of the Plan of Subdivision Application is proposing to create a total of 29 single detached residential lots and a future development block. The original subdivision was proposing 8 lots to be serviced with municipal water and private septic systems. A second revised submission has been submitted which is now proposing 29 single detached lots to be serviced by municipal water and municipal sewage services. The revised proposed subdivision has included additional lands to the west of the previously proposed development which proposes an additional 10 single detached lots and two additional streets (Street 'E' and Street 'C'). Proposed Street 'E' would provide another connection to Church Sideroad and therefore two connections are now proposed to Church Sideroad. The Township of Georgian Bluffs has negotiated with Georgian Villa Inc. (Cobble Beach) to assume ownership of the sewage treatment plant at Cobble Beach and therefore the proposed Davenport Subdivision will be able to connect to this service to provide sanitary sewers to the proposed residential dwellings. The Applicant has also submitted revised technical studies to address the comments heard at the first public meeting.

The purpose of the Georgian Bluffs Official Plan Amendment application is to change the land use designation of the subject lands from 'Future Development' to 'Residential' to facilitate the development of a 29 lot Plan of Subdivision. The remainder of the South Part of Lot 27 will continue to be designated 'Future Development'. The purpose and effect of the proposed zoning by-law amendment application is to rezone the lands from Planned Development 'PD' to General Residential 'R1' to facilitate a 29 lot Plan of Subdivision. No other relief to the provisions of the Township of Georgian Bluffs Comprehensive Zoning By-law 6-2003 has been requested.

### ***What can I expect at the Public Meeting?***

The public meeting is an opportunity for members of the public to learn more about the revised proposed development. Attendees have the opportunity to hear a brief presentation about the development, ask questions, and/or make statements either in favour of, or in opposition to the development.

The public meeting will take place at a Council meeting and the moderator will keep the meeting in order and allow the applicant (and their development team), the public, and members of Council to speak and ask questions. No decisions are made at this meeting, it is simply an opportunity to learn and provide feedback.

### ***Why is this Public Meeting being held and what are your rights?***

Within Ontario the planning and development process is an open and transparent process, where opinions from all individuals and groups are welcomed. By law a municipality must hold at least one public meeting, and this second public meeting is just one of your chances to learn about the revised development proposal and offer your opinions. Under the legislation governing this development process, which is sections 17, 22, 34, and 51 of the *Planning Act*, you have the following rights:

1. Any persons may attend the public meeting and/or make written or verbal representation either in support of or in opposition to the proposed Official Plan Amendment, Zoning By-law Amendment, or Plan of Subdivision.
2. If a person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Georgian Bluffs before the zoning by-law is approved or refused, or to the County of Grey before the Township Official Plan Amendment is approved or refused (following adoption by the Township) or the Plan of Subdivision is approved or refused, the person or public body is not entitled to appeal the decisions of the Township of Georgian Bluffs or the County of Grey to the Local Planning Appeals Tribunal (LPAT).
3. If a person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Georgian Bluffs before the zoning by-law is approved or refused, or to the County of Grey before the Township Official Plan Amendment or the Plan of Subdivision is approved or refused, the person or public body may not be added as a party to

the hearing of an appeal before the LPAT unless, in the opinion of the LPAT, there are reasonable grounds to do so.

4. If you wish to be notified of the decision by the Township of Georgian Bluffs in respect to the approval or refusal of the Zoning By-law Amendment, or the County of Grey in respect to the approval or refusal of the Township Official Plan Amendment or the Plan of Subdivision, you must make a written request to the Township or the County, at the addresses noted on the previous page. Please note application Z-03-18 (for the Zoning By-law Amendment) and Georgian Bluffs Official Plan Amendment #7 when directing correspondence to the Township and Plan of Subdivision Application 42T-2017-05 when directing comments to the County.
5. If you have any questions please do not hesitate to contact County or Township staff, who would be happy to answer any questions on the matter.

Dated at Owen Sound this **26<sup>th</sup>** day of **March, 2019**.

