
Notice of a Complete Application and Public Meeting Concerning a Proposed Amendment to Comprehensive Zoning By-law 5000

Reference – ZB-2018-006

Take notice the application by Keith and Valerie Wardlaw for a zoning by-law amendment has been deemed a complete application and that the Council of The Corporation of the Township of Springwater will hold a public meeting **Monday, July 23, 2018**, at **6:30 p.m.** in the Springwater Administration Centre, 2231 Nursery Road, to consider a proposed Zoning By-law Amendment under Section 34 of the Planning Act, R.S.O. 1990, c. P 13 as amended.

A **key map** is included to illustrate the subject land.

Purpose and Effect

The purpose of the proposed zoning by-law amendment is to rezone a portion of the severed lands located in East Part Lot 19, Concession 9, former Township of Vespra, now in the Township of Springwater and known municipally as 3344 Barrie Hill Road, from the Agricultural (A) Zone to the Residential Exception (R1-1) Zone, and to rezone the retained lands from the Agricultural (A) Zone to the Agricultural Consolidation Exception (AC-xy). The proposed zoning by-law amendment is to fulfil Conditions 6 and 7 of the Committee of Adjustment decisions B05/17 and B06/17.

The effect of the proposed amendment is to match the residential zoning to the severed lot lines, and to prohibit the establishment of new residential uses on the retained farmland.

If a person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Springwater Planning Department, before the by-law is passed, the person or public body is not entitled to appeal the decision of Council for the Township of Springwater to the Local Planning Appeal Tribunal and may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal, unless, in the opinion of the Board, there are reasonable grounds to do so.

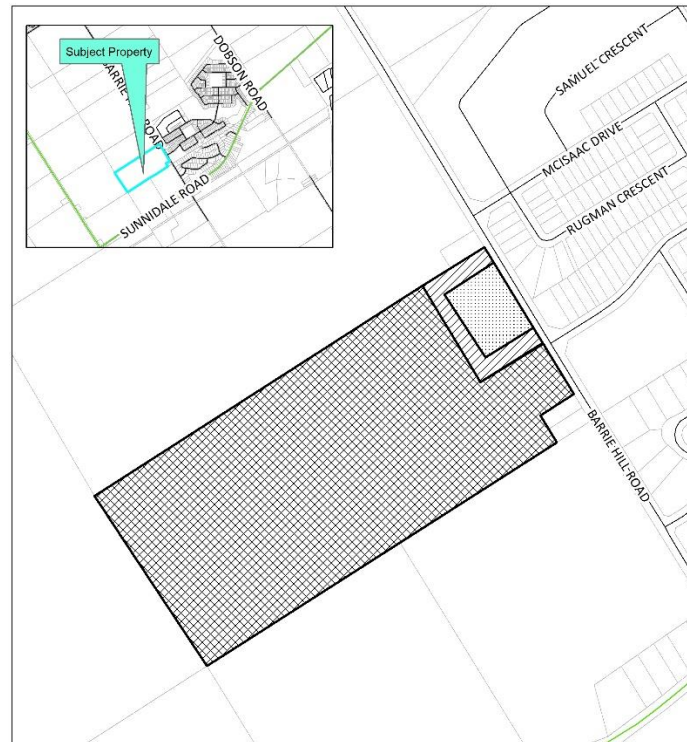
Oral submissions will form part of the public meeting minutes record, including the name and address of the speaker, as information collected under the Planning Act. The minutes of the meeting will be posted on the Township's website.

Additional information related to the proposed Zoning By-law Amendment is available at the Township of Springwater Municipal Office during regular office hours - Monday to Friday, 8:30 a.m. to 4:30 p.m.




Dated at the Township of Springwater on June 29, 2018.

Planning Department, Township of Springwater
Administration Centre
2231 Nursery Road
Minesing, ON **L9X 1A8**
(705)728-4784 x 2019 Fax (705) 728-2759
e-mail: planning@springwater.ca
web site: www.springwater.ca

Key Map



Legend

-  Lands to remain Residential Exception (R1-1) Zone.
-  Lands to be rezoned from Agricultural (A) Zone to Residential Exception (R1-1) Zone.
-  Lands to be rezoned from Agricultural (A) Zone to Agricultural Consolidation Exception (AC-xy) Zone.



0 37.5 75 150 225 Meters

The Corporation of the Township of Springwater

By-law 5000-xxx

A By-law to amend By-law 5000 as amended, with respect to property located in East Part Lot 19, Concession 9, former Township of Vespra, now in the Township of Springwater, and known municipally as 3344 Barrie Hill Road, Roll 4341 010 006 11600 0000

ZB-2018-006 – Wardlaw

Whereas By-law 5000, as amended, is the main Comprehensive Zoning By-Law of the Township of Springwater; and

Whereas the Council of The Corporation of the Township of Springwater has received a request to amend By-law 5000 as amended, and is in general agreement with this request; and

Whereas authority is granted under Section 34 of the Planning Act, R.S.O. 1990, c.P.13 as amended, to enact such amendments; and

Whereas the proposed amendment is in conformity with the Township of Springwater Official Plan;

Now Therefore be it enacted as a By-law of The Corporation of the Township of Springwater the following:

1. THAT Schedule “A” to By-law 5000 as amended, be further amended by rezoning the retained lands in East Part Lot 19, Concession 9, Vespra, known municipally as 3344 Barrie Hill Road, Roll No. 4341 010 006 11600 0000 as shown in Schedule “A” attached hereto and forming part of this By-law from the Agricultural (A) Zone to the Agricultural Consolidation Exception (AC-XX) Zone, and rezoning a portion of the severed lands from the Agricultural (A) Zone to the Residential (R1-1) Zone.

2. THAT Section 34, subsection 4, as amended, be further amended by adding the following:

“AC-XX – East Part Lot 19, Concession 9, Vespra
3344 Barrie Hill Road, Roll 4341 010 006 11600 0000
ZB-2018-006 – By-law 5000-xxx – Wardlaw”

The minimum lot area shall be 18.59 hectares (45.9 acres).

3. THAT this By-law shall take effect and come into force pursuant to the provisions of and regulations made under the Planning Act, R.S.O. 1990, c.P.13, as amended.

Read A First, Second And Third Time And Finally Passed this (day) day of (month), 2018.

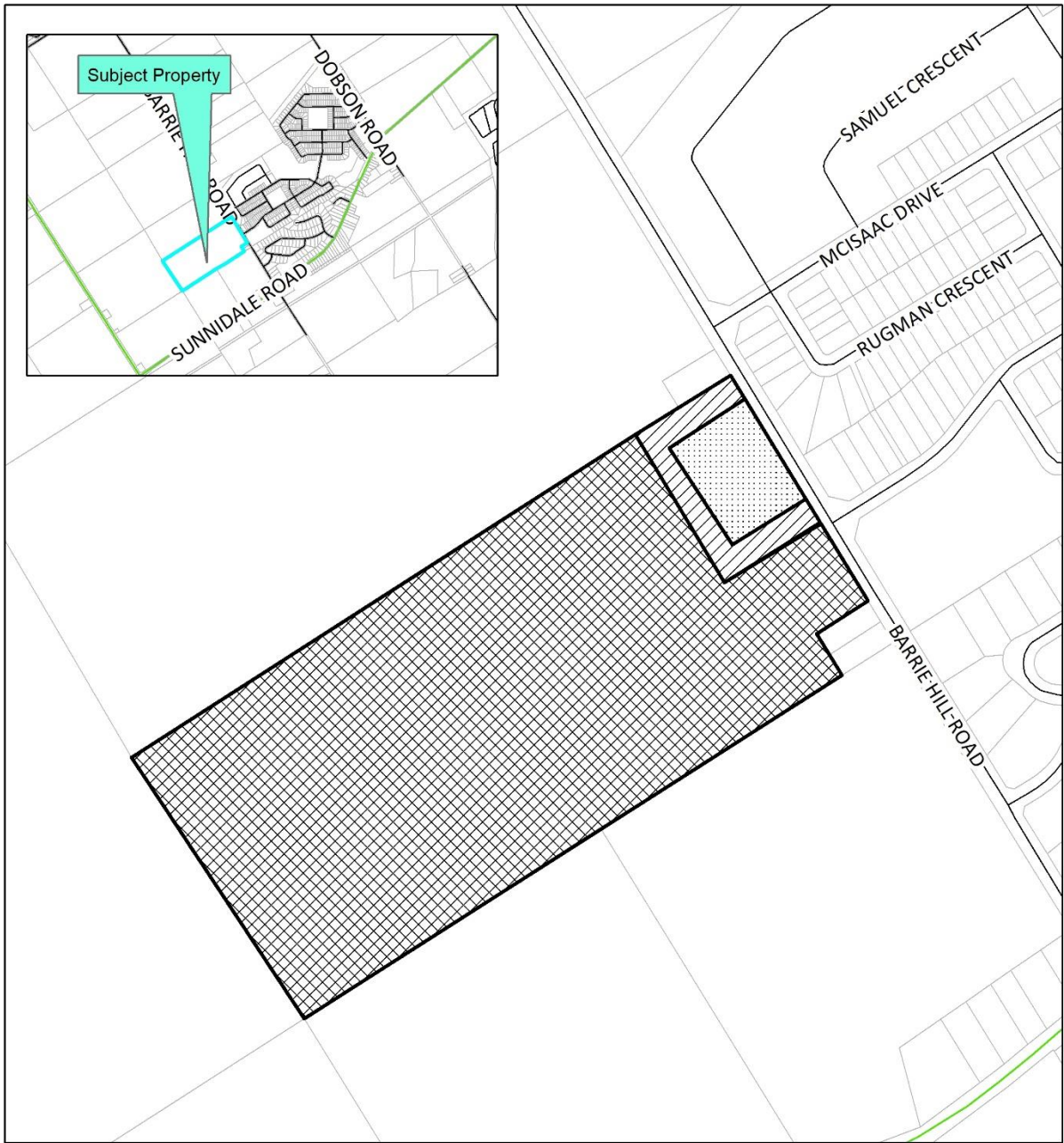
The Corporation of the Township of Springwater

Bill French, Mayor




Renee Chaperon, Clerk

DRAFT

Schedule 'A' to By-law 5000-xxx



Legend

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-  Lands to be rezoned from Agricultural (A) Zone to Residential Exception (R1-1) Zone.
-  Lands to be rezoned from Agricultural (A) Zone to Agricultural Consolidation Exception (AC-xy) Zone.

