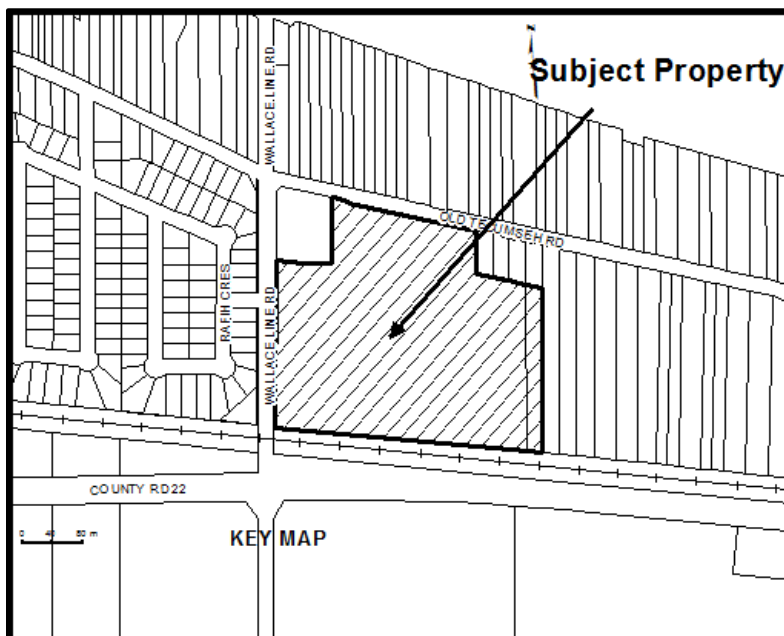




NOTICE OF OPEN HOUSE
FILE: Draft Plan of Subdivision (S-A-01-2019)
County of Essex File No: 37-T-19002
UNDER THE PLANNING ACT

The Town of Lakeshore has received an application for consideration of a Draft Plan of Subdivision on an 8.93 hectare (22.06 acre) parcel of land on the south side of Old Tecumseh Road (County Road 2) and east of Wallace Line Road, in the Town of Lakeshore and as detailed in the Key Map below. The Draft Plan of Subdivision is for 75 residential dwelling lots, consisting of single detached residential dwellings on full municipal services. The municipality will be processing the application in accordance with the Planning Act and has scheduled an **Open House** to obtain feedback from area landowners and receive comments from municipal departments and public agencies. Town Council cannot make a decision on the Draft Plan of Subdivision application until a Public Meeting has been held in accordance with the Planning Act. Please note the approval authority for the Draft Plan of Subdivision is the County of Essex, c/o Rebecca Belanger, MCIP, RPP, Manager of Planning Services, 360 Fairview Avenue West, Suite #302, Essex, Ontario, N8M 1Y6. **Notice of a Public Meeting to receive comments on the application will be provided in the future in accordance with the Planning Act and the Town's Official Plan.**

Following is a brief description of the location of the subject lands:



Location:

The subject property as identified in the key map is located south of Old Tecumseh Road (County Road 2), east of Wallace Line Road and north of VIA Railway. It's comprised of a total area of 8.93 hectares (22.06 acres) and is located within the Town of Lakeshore (former Community of Maidstone). The land area is designated and zoned for residential uses.

An OPEN HOUSE will be held on:

Date: Monday, October 28, 2019

Time: 5:30 pm to 7:30 pm

**Location: Atlas Tube Centre
Renaud Room**

447 Renaud Line Road, Lakeshore

Proposal:

The applicant, Amico Properties Inc. has submitted a Draft Plan of Subdivision application for 75 single detached dwelling lots, (see draft plan on reverse side) on an 8.93 hectare (22.06 acre) parcel of land, that is designated "Residential" in the Town of Lakeshore Official Plan and is zoned "R1, Residential – Low Density" in the Town's Zoning By-law 2-2012. The R1, Residential – Low Density Zone permits the proposed use.

To view the municipality's Official Plan, please access the website at www.lakeshore.ca. Click "Business and Development/ Official Plan/ Current Official Plan" and select "Official Plan – OMB Approved Nov. 22, 2010" to view the Residential designation policies as found in Section 6.

To view the municipality's Zoning By-law, please access the website at www.lakeshore.ca. Click "Business and Development/ Zoning By-law/ Town of Lakeshore Zoning By-law" and select "Lakeshore Zoning By-law 2-2012 – Updated September 15 2018".

ANY PERSON may attend the **Open House** to discuss their comments and concerns with the applicant and municipal planning staff on **October 28, 2019**.

Your comments on this matter are important. If you have comments on this application, they may be forwarded by phone, email or mail to the attention of:

Maureen Emery Lesperance, CPT
Senior Planning Technician
Town of Lakeshore
Telephone: (519) 728-1975 ext. 286
Fax: (519) 728-4577
Email: mlesperance@lakeshore.ca

Comments and opinions submitted on this application, including your name and address, may become part of the public record and may be viewed by the general public and may be published in a Planning report. Representatives of the applicant and Town staff will be in attendance at the open house to answer questions with respect to the proposed Draft Plan of Subdivision. Written and verbal submissions from the public at this open house will become part of the file to be forwarded to the County of Essex, the approval authority for plans of subdivisions.

ADDITIONAL INFORMATION relating to this matter is available for review at the Municipal Office (Town of Lakeshore), Development Service Department, Planning Division, during regular office hours (8:30 a.m. to 4:30 p.m.).

DATED AT THE TOWN OF LAKESHORE THIS 8th DAY OF OCTOBER, 2019.

Kim Darroch, B.A., M.PL., MCIP, RPP,
Manager of Development Services – Town Planner
Town of Lakeshore
419 Notre Dame Street,
Belle River ON, N0R 1A0
PHONE: 519-728-2700 x 245;
FAX: 519-728-4577
EMAIL: kdarroch@lakeshore.ca

PROPOSED DRAFT PLAN OF SUBDIVISION

