

Notice of Passing of Zoning By-law 2020-111

TAKE NOTICE that the Council for The Corporation of the Town of Caledon passed By-law No. 2020-111 on December 8, 2020, under Section 34 of the *Planning Act*, R.S.O. 1990, c.P.13. This by-law pertains to a Zoning By-law Amendment application (File No. RZ 2018-0006) submitted by The Biglieri Group Ltd., on behalf of Tropical Land Developments Ltd. to support the development of an estate residential plan of subdivision consisting of 8 lots accessed by a new road and serviced by municipal water and private septic services, an environmental block, a future road connection block and stormwater management blocks. This by-law applies to 0 Mount Pleasant Road, Town of Caledon, legally described as Part Lot 27, Concession 8 (Albion) ("Subject Lands").

The purpose and effect of By-law 2020-111 is to amend Comprehensive Zoning By-law No. 2006-50, as amended, to rezone the lands from Rural – Oak Ridges Moraine (A2-ORM) and Environmental Policy Area 2 Zone – Oak Ridges Moraine (EPA2-ORM) to Estate Residential – Exception 647 - Oak Ridges Moraine (RE-647-ORM), Environmental Policy Area 1 Zone – Oak Ridges Moraine – Exception 648 (EPA1-ORM-648) and Environmental Policy Area 1 Zone – Oak Ridges Moraine - Exception 628 (EPA1-ORM-628). Please find attached a copy of the By-law.

The basis for this By-law is contained in Staff Report 2020-0422, as received by the Planning and Development Committee on December 1, 2020 and Council on December 8, 2020.

All oral and written submission relating to the By-law were considered by Council before this decision was made.

The last date for filing a notice of appeal is **January 11, 2021**. Such notice of appeal must be filed with the Town Clerk of the Corporation of the Town of Caledon and must:

1. be in writing;
2. set out the reasons for the appeal;
3. be accompanied by the Local Planning Appeal Tribunal fee in the amount of \$1,100.00, which can only be paid by certified cheque or money order made payable to the Minister of Finance, Province of Ontario; and,
4. be accompanied by the Town's fee in the amount of \$209.00, which can be paid by cheque made payable to The Corporation of the Town of Caledon.

The appeal form is available from the Local Planning Appeal Tribunal on their website at <https://elto.gov.on.ca/tribunals/lpat/forms/> or by contacting the Town Clerk.

Only individuals, corporations and public bodies may appeal a by-law to the Local Planning Appeal Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Local Planning Appeal Tribunal, there are reasonable grounds to add the person or public body as a party.

The lands are also subject to Draft Plan of Subdivision application (File No. 21T-18002C).

Additional information in respect of this By-law is available for inspection at the Town of Caledon, Community Services Department, Development Review Services Section, weekdays between 8:30 a.m. and 4:30 p.m., by contacting Stephanie McVittie, Acting Manager, Development Review Services, 905-584-2272 x. 4253 or stephanie.mcvittie@caledon.ca.

DATED at the Town of Caledon
This 22nd day of December, 2020.

Laura Hall
Acting Town Clerk

