



67 Sharp Road, Brighton, ON, K0K 1H0
613-475-1162

Revised Notice of Complete Applications and Public Meeting for Consents and Zoning By-law Amendment (File Nos. B05-2022, B06-2022 and Z04-2022)

Applicant: Cecil and Laurel McQuoid

Civic Address: 356 Whites Road and Vacant Parcel (No Civic Address)

Legal Description: Part of Road Allowance between Lots 32 and 33, Concession 1, closed by CL39807 and Part of Lot 32, Concession 1, being Part 1 on Registered Plan 39R-10408 and Part of Road Allowance between Lots 32 and 33, Concession 1, closed by CL39807 and Part of Lot 32, Concession 1, being Part 1 on Registered Plan 38R-5364, except Part 1 of Registered Plan 39R-10408

Take Notice that the Corporation of the Municipality of Brighton has received Complete Applications for a Zoning By-law Amendment and Consents with respect to the above noted properties in accordance with Section 34 (10.1 & 10.2) and Section 53 (2 & 3) of the Planning Act, R.S.O., 1990, as amended. A Key Map and Consent Sketch are attached to this notice.

Take Further Notice that the Council of the Municipality of Brighton will hold a Public Meeting on **July 20th at 6:30 p.m.** to consider the Zoning By-law Amendment and Consent applications under Sections 34 & 53 of the *Planning Act*, R.S.O., 1990, as amended. The meeting will be held **in-person at the Municipal Building located at 35 Alice Street**. Attendance may also occur virtually.

If you wish to participate virtually at the Council meeting in real time, **please contact the Municipal Clerk, Candice Doiron, via email at cdoiron@brighton.ca no later than 12:00 p.m. (noon)** on the day prior to the scheduled meeting and you will be provided with an invitation to join the meeting using your computer or phone. Any member of the public may “attend” a meeting electronically, and if desired may also provide verbal submissions during the meeting.

Take Further Notice that the subject lands are not currently subject of any other applications under the *Planning Act*.

Purpose and Effect of the Applications

The purpose of Consent Applications, File Nos. B05-2022 and B06-2022, are to sever a portion of the property located at 356 Whites Road and add it to a severed portion of the property from the vacant parcel to the East to create one new vacant residential lot to be constructed with one single detached dwelling. The resulting one retained parcel would have an existing single-detached dwelling and chiropractor clinic on the property, while the other retained parcel would continue to remain vacant. **A Location Map and Consent Sketch is included with this Notice to illustrate the general location of the lands subject to the applications.**

Consent Application B05-2022

The purpose of Consent Application B05-2022 is to sever a 1,150 square metre (0.28 acres) portion of the property located 356 Whites Road and add it to a severed portion of the property from the vacant parcel to the east (No Civic Address) created through Consent Application B06-2022. This application will result in the retained parcel at 356 Whites Road having a total lot area of approximately 0.86 hectares (2.12 acres) with 87.01 metres (285.46 feet) of frontage on Whites Road.

Consent Application B06-2022

The purpose of Consent Application B06-2022 is to sever a 3,101 square metre (0.76 acres) portion of the vacant parcel to the east of 356 Whites Road (No Civic Address) and add it to the severed portion of the property from 356 Whites Road created through Consent Application B05-2022. This application will result in the vacant retained parcel (No Civic Address) having a total lot area of approximately 7.44 hectares (18.38 acres) with 45.00 metres (147.63 feet) of frontage on Whites Road. Consent Applications B05-2022 and B06-2022 will result in creating one new vacant rural residential lot having a total lot area of 4,251 square metre (1.05 acres) with 45.00 metres (147.63 feet) of frontage on Whites Road.

Zoning By-law Amendment Application Z04-2022

The purpose of Zoning By-law Amendment Application File No. Z04-2022 serves to rezone the severed lands of B05-2022 and B06-2022 from 'Rural Exception No. 10 (RU-10) Zone' to 'Rural Residential (RR) Zone' in order to address the reduced lot sizes and associated permitted uses. The Zoning By-law Amendment Application File No. Z04-2022 also serves to rezone the retained lands from B06-2022 from 'Rural Exception No. 10 (RU-10) Zone' to the 'Rural Exception No. 62 (RU-62) in order to permit the reduced lot frontage.

Any person may attend the public meeting and/or make written or verbal representation either in support of or in opposition to the proposed consent applications. If you are unable to attend the meeting, written representations may be submitted up to the time of the Public Meeting and should include a request for further notice, if so desired. Written submissions should be made to Candice Doiron, Municipal Clerk, Municipality of Brighton, P.O. Box 189, 35 Alice Street, Brighton, Ontario K0K 1H0 or via email at cdoiron@brighton.ca.

If a person or public body that files an appeal of a decision of the Municipality of Brighton in respect of the proposed consent does not make written submissions to the Council of the Corporation of the Municipality of Brighton before it gives or refuses to give a provisional consent, the Ontario Land Tribunal may dismiss the appeal.

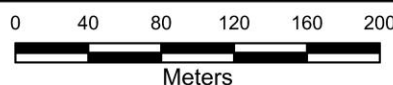
If you wish to be notified of the decision of the Council of the Municipality of Brighton in respect on the proposed consent, you must make a written request with the Municipal Clerk of the Municipality of Brighton at Candice Doiron, Municipal Clerk, Municipality of Brighton, P.O. Box 189, 35 Alice Street, Brighton, Ontario K0K 1H0 or via email at cdoiron@brighton.ca

Anyone wishing to obtain additional information with respect to this application is requested to direct enquiries to the Planning Department by e-mail at planning@brighton.ca or via telephone at 613-475-1162.

Dated at the Municipality of Brighton on June 28, 2022

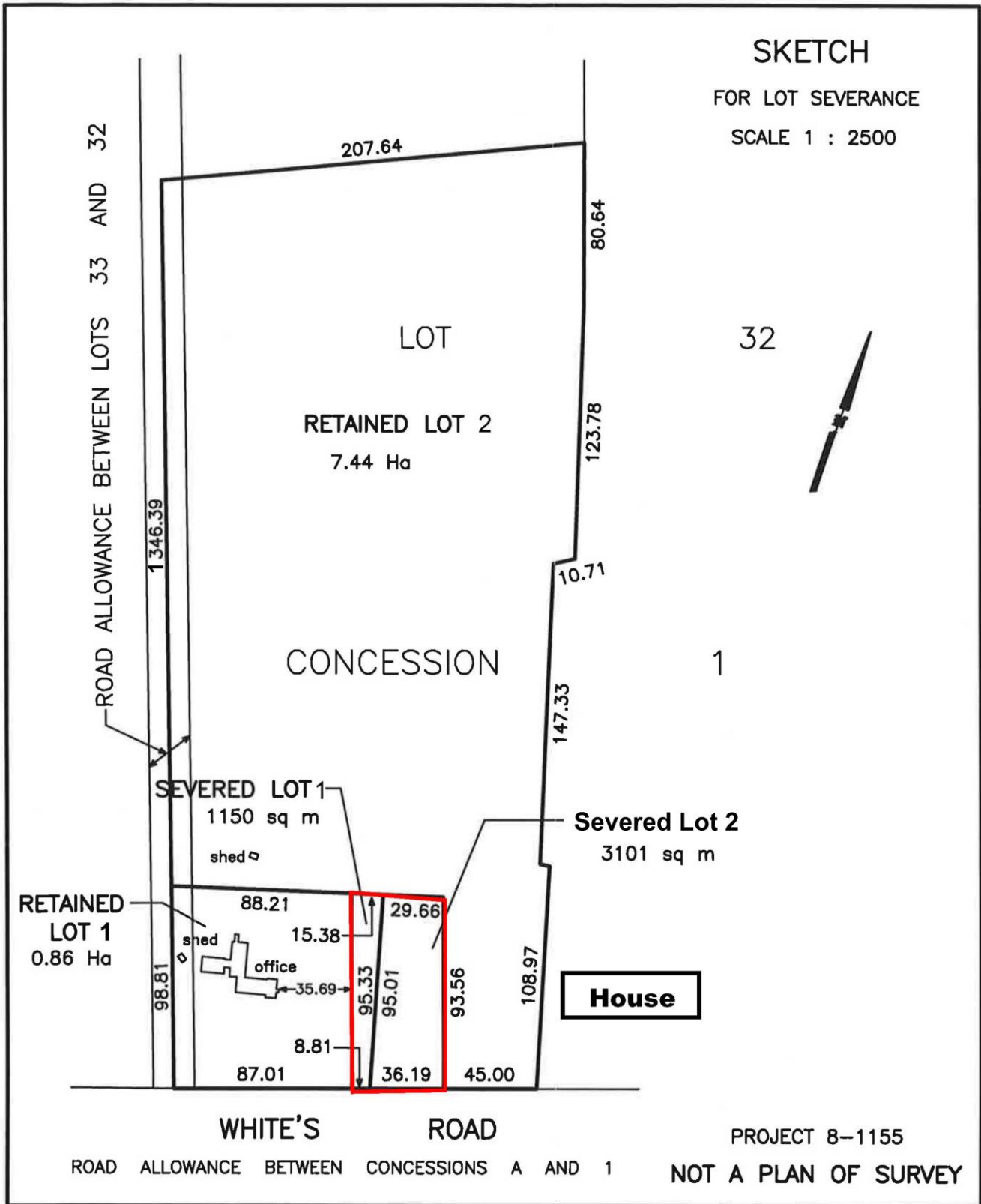
Samantha Deck, Planner I
Municipality of Brighton, 67 Sharp Road
Brighton, Ontario K0K 1H0
Email: sdeck@brighton.ca, Telephone No: 613-475-1162 ext. 114

Attachment 1 – Key Map



June 2022

Attachment 2 – Consent Sketch



New rural residential lot to be created by lot additional and severance.