

NOTICE OF PUBLIC MEETING

PROPOSED AMENDMENT TO CITY OF THOROLD OFFICIAL PLAN STARWARD DEVELOPMENT SERVICES LTD. ON BEHALF OF THOROLD PARK REDEVELOPMENT INC. FORMER EXOLON SITE, THOROLD ONTARIO FILE OPA # 72

PROPOSED CHANGES

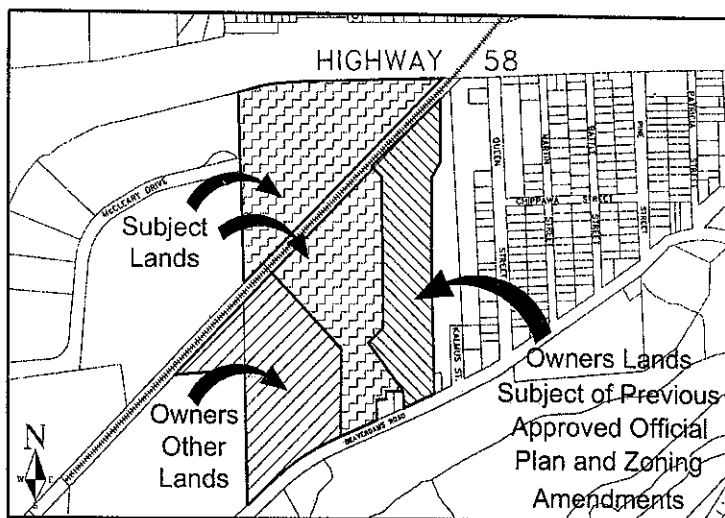
An application for an Official Plan Amendment (OPA # 72) has been made by Starward Development Services Ltd. on behalf of Thorold Park Redevelopment Inc. for lands described below.

Part Twp Lt 32 Thd, as in BB37791 (Pcls 8 & 9); Pt Twp Lt 31Thd, (as amended by order Th11076) as in BB37791 (Pcl 3); Pt Blk A, Pl 654, as in BB3779 (Pcl 2) Pt Lt A, Pl 663, (as amended by order Th15101), as in BB37791 (Pcl 4); Pt Russell St, Pl 663, (as closed by order BB42968), as in BB53369; Lts 190 & 191, Pl 663, except 59R3294; Lt 192, Pl 663; Lts 279 & 280, Pl 663, except 59R3294; Pt Ontario St, Pl 663, (as closed by By-law BB2031), as in BB37791 (Parcel 7); Lt 282, Pl663, except 59R3294; Lt 283, Pl663; Pt Kalmus St, Pl 663, (as closed by By-law Bl 106), as in Th19335 except AA11387; Pt Lts 442, 444, 484 & 486, Pl 663, Part 2, 59R2631; Lts 443& 485, Pl 663, Part 2, 59R2631; Pt Kalmus St, Pl 663, Part 2, 59R2631, (as closed by By-law Bl106); S/T RO408374; Thorold

Pt Twp Lt 31 Thld, as in BB37791 (Parcel 1) except BB46903 (Pt 1); Thorold

The subject lands are situated on the north side of Beaverdams Road, south of Highway 58 and east of Collier Road, and comprising of two separate parcels of land divided by Trillium Railway Line with a total area of 9.78 hectares. The proposal to amend the City of Thorold Official Plan has been submitted to facilitate the redevelopment of a vacant former industrial site for residential purposes. This proposal will eventual represent a Phase II subdivision development. Phase I abutting to the east presently contains an approved Official Plan and Zoning By-law Amendment for future residential purposes.

The applicant has provided the information and material required under Section 22 (4) of the Planning Act and accordingly this application has been considered complete and is available to the public as provided below.



KEY MAP

HAVE YOUR SAY

Input on this proposed zoning change is welcomed and encouraged. You can provide input by: speaking at the public meeting or by making a written submission to the City of Thorold. Please note that unless you do one of the above now, you may not be able to appeal the decision later.

PUBLIC MEETING

Date: **September 21, 2010**
Time: **8:00 pm**
Place: Corporation of the City of Thorold
Council Chambers
3540 Schmon Parkway
Thorold, ON

WRITTEN SUBMISSION

To provide input in writing, or to request personal notice if the proposed change is adopted, please send a letter c/o City Clerk Susan Daniels, 3540 Schmon Parkway, P.O. Box 1044, Thorold Ontario, L2V 4A7

MORE INFORMATION

For more information please contact Adele Arbour, Director of Planning and Building Services at 905-227-6613 ext 245.

A condensed copy of the Draft Official Plan is attached and a Planning Report regarding the proposed amendment will be available in the City of Thorold Planning and Development Services Department after **3:00 p.m. on Friday September 17, 2010**. Any additional information regarding this application may be obtained during regular office hours, 8:30 a.m. to 4:30 p.m., Monday to Friday, through the Planning and Building Services Department, (905) 227-6613, 3540 Schmon Parkway, Thorold.

LEGAL NOTICE **Section 22 of the Planning Act**

If a person or public body does not make oral submissions at a public meeting or make written submissions to the City of Thorold before the proposed Zoning By-law Amendment is adopted, the person or public body is not entitled to appeal the decision of the Council of the City of Thorold to the Ontario Municipal Board.

If a person or public body does not make oral submissions at a public meeting or make written submissions to the City of Thorold before the proposed Zoning By-law Amendment is adopted, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Municipal Board, unless in the opinion of the Board, there are reasonable grounds to add the person or public body as a party.

If you wish to be notified of the adoption of the proposed Zoning By-law Amendment you must make a written request to the Clerk of the City of Thorold and such request must include the name and address to which such notice should be sent.

Dated at the City of Thorold this 1st day of September, 2010
Susan Daniels, City Clerk

DRAFT OFFICIAL PLAN AMENDMENT NO. 72
APPLICATION OPA 72/10 (former Exolon lands)
QUEEN STREET SOUTH
CITY OF THOROLD

Schedule "B" of the Official Plan for the City of Thorold Planning Area which was approved by the Minister of Municipal Affairs on January 18, 1995 is hereby amended by:

- (1) Re-designating the subject lands, being north of Beaverdams Road and west of Queen Street South, from Serviced Industrial to Residential.