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Town of Tecumseh



Town of LaSalle

Notice of Public Meeting and Planning Advisory Committee Information Meeting

Draft Plan of Subdivision and Zoning By-law Amendment

TO ALL LASALLE RESIDENTS:

TAKE NOTICE that the Council of the Corporation of the Town of LaSalle will hold a **Public Meeting on Tuesday, May 14th, 2019, in the Town of LaSalle Council Chambers at 5950 Malden Road** to consider a proposed Draft Plan of Subdivision and Zoning By-law Amendment pursuant to the provisions of the Planning Act, R.S.O. 1990. The lands affected by these Applications comprise approximately 120 hectares of land located between the 6th Concession Road and the 7th Concession Road, west of Howard Avenue (see Key Map below). It should be noted that the public meeting relating to the subject Draft Plan of Subdivision and Zoning By-law Amendment Applications will be part of the regularly scheduled Council meeting commencing at 7:00 p.m.

A Planning Advisory Committee Information Meeting will be held on Tuesday, April 16th, 2019 in the Town of LaSalle Council Chambers at 5950 Malden Road at 6:00 p.m. At this committee meeting, representatives from the Applicant will provide information with respect to the proposed Draft Plan of Subdivision and Zoning By-law Amendment for the subject property.

The Draft Plan of Subdivision proposes to subdivide and create new lots and blocks that would allow the construction/development of:

- approximately 950 new single detached, semi-detached, townhouse and apartment style dwelling units on 55 hectares of land;
- new commercial buildings and/or mid-rise apartment style buildings on a total of approximately 9 hectares of land situated along the south side of Laurier Parkway;
- new business park uses on a total of approximately 7 hectares of land located along the west side of Howard Avenue;
- a new school on approximately 3 hectares of land;
- new parkland, trails, storm water management facilities, and natural restoration areas.

The Zoning By-law Amendment would rezone the subject lands from a Light Industrial (M1) Zone and a Light Industrial Holding (M1(h)) Zone to:

- Traditional Neighbourhood Design Residential 1-2 (TND- R1-2) Zone;
- Traditional Neighbourhood Design Residential 1-2 Holding (TND-R1-2(h)) Zone;
- Traditional Neighborhood Design Residential 3-1 (TND-R3-1) Zone;
- Traditional Neighbourhood Design Mixed Use Corridor (TND-MU1) Zone;
- Traditional Neighbourhood Design Business Park, Howard (TND-BP1) Zone;
- Recreational (RE) Zone;
- Institutional (I) Zone; and
- Natural Environment Zone (NE) Zone.

ANY PERSON may attend the Public Meeting and the Planning Advisory Committee Information Meeting, and/or make written or verbal representation either in support of or in opposition to the proposed Draft Plan of Subdivision and the proposed Zoning By-law Amendment.

If a person or public body does not make oral submissions at the public meeting, or make written submissions to the County of Essex in respect of the proposed Draft Plan of Subdivision before the approval authority gives or refuses to give approval to the Draft Plan of Subdivision, the person or public body is not entitled to appeal the decision of the County of Essex to the Local Planning Appeal Tribunal.

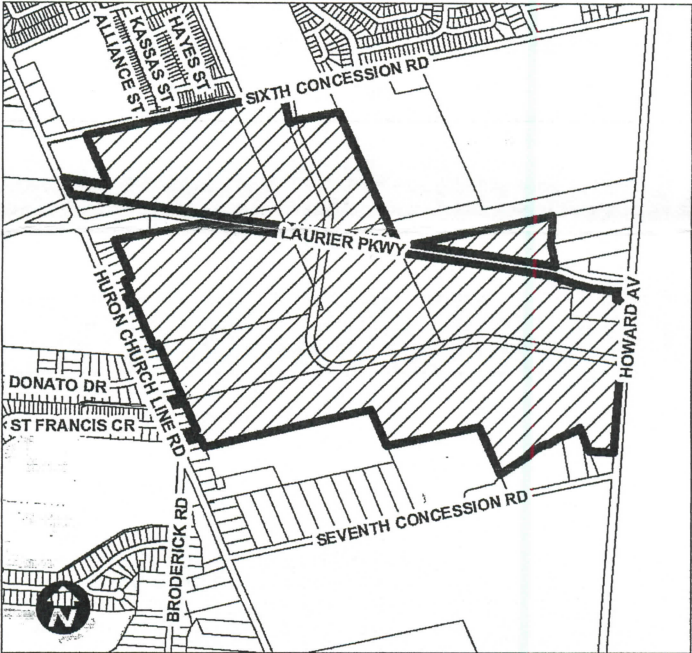
If a person or public body does not make oral submissions at the public meeting, or make written submissions to the County of Essex in respect of the proposed Draft Plan of Subdivision before the approval authority gives or refuses to give approval to the Draft Plan of Subdivision, the person or public body 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 Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the decision of the County of Essex in respect of this proposed Draft Plan of Subdivision, you must make a written request to the County of Essex (to the Attention of the Manager, County Planning Services), 360 Fairview Avenue West, Essex, Ontario, N8M 1Y6, indicating the County File No: 37-T-19001.

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If a person or public body that files an appeal of a decision of the Town of LaSalle in respect of the proposed Zoning By-law Amendment does not make oral submissions at a public meeting or does not make written submissions to the Town of LaSalle before the proposed Zoning By-law Amendment is adopted or refused, the Local Planning Appeal Tribunal may dismiss all or part of the appeal. 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 Town of LaSalle, 5950 Malden Road, LaSalle, Ontario.

ADDITIONAL INFORMATION relating to the proposed amendment is available for inspection between 8:30 and 4:00 in the **Development and Strategic Initiatives Office at Town Hall; 5950 Malden Road** or you may contact Ryan Tufts at (519) 969-7770.Ext 1252. Please refer to Our File Number Z-02/19 and T-01/19.



 **SUBJECT PROPERTY**

DATED at the
Town of LaSalle
March 22, 2019

A. Robertson

Clerk
Town of LaSalle
5950 Malden Road
LaSalle, Ontario
N9H 1S4