



**TOWN OF GRIMSBY  
PLANNING DEPARTMENT**

File Number: 26Z-16-1411  
November 3, 2021

## Take Notice

(This is not a Public Meeting in the meaning of the *Planning Act*)

A proposed Zoning By-law Amendment for the lands known as 15 Lake Street is scheduled to be heard by Council on November 15, 2021.

**The plan** on the reverse side of this notice shows the location of the affected lands and the proposed development plan.

The purpose and effect of the **proposed zoning by-law amendment** is to change the zoning of 15 Lake Street from Marine Commercial (MC) to Residential Multiple 3 (RM3) on Unit 2 (A on plan), from Marine Commercial (MC) to Residential Multiple 1 (RM1) on Unit 3 (B on plan), and from Marine Commercial (MC) to Open Space 2 (O2) (D on plan). An additional permitted use of residential on or above the second storey in the existing building on Unit 1 (C on plan).

The zoning by-law amendment will facilitate the **proposed development** of a six-storey residential apartment building containing 25 dwelling units on Unit 2 (A on plan), and 3-storey townhouses containing eight dwelling units on Unit 3 (B on plan) of the subject lands.

This application is associated with Draft Plan of Vacant Land Condominium file 26CD-16-1405 which was approved by Council in 2016 (plan has been registered to create the Units), and current Site Plan files 26SP-16-2105 and 26SP-16-2106, submitted to the Town in August, 2021.

PD-16-28

Resolved that Report PA 15-39 regarding applications for Zoning Amendment and Draft Plan of Condominium approval by 1671229 Ontario Inc., Foran's Marina be received and that:

- a) That the plan of condominium be draft approved subject to the conditions in Appendix 'A' to this report; and
- b) **That the zoning amendment application be approved as amended in principle and that a draft by-law that incorporated the recommended regulations be forwarded to Council for approval following the submission of a Site Plan Application that incorporates the recommended revisions.**

This Planning and Development resolution was approved by Council on September 19, 2016 by resolution C-16-207.

Condition b) has now been satisfied on the basis that the site plan applications have been submitted, and the draft By-law is now being brought forward for Council's consideration in accordance with this resolution.

**The proposed Zoning By-law Amendment for 15 Lake Street will be brought forward to Town Council on November 15, 2021 to ratify the decision that was carried by Council on September 19, 2016.**

The Council meeting can be viewed on the Town's livestreaming website:

**Date:** November 15, 2021

**Time:** Following the Committee of the Whole meeting

**Location:** Livestreamed at <https://www.grimsby.ca/livestream/>

If you wish to appear as a delegate at the Council meeting, please register with the Town Clerks [skim@grimsby.ca](mailto:skim@grimsby.ca) and [ptodd@grimsby.ca](mailto:ptodd@grimsby.ca) no later than noon on November 12, 2021. Only those who register as delegates will receive the Zoom link. **Please note this is not a Public Meeting in the meaning of the *Planning Act*.**

Additional information regarding the application is available in person at Town Hall during regular business hours, on the Town's website at [www.grimsby.ca/currentplanningapplications](http://www.grimsby.ca/currentplanningapplications), or by contacting:

Town of Grimsby, Department of Planning  
PO Box 159, 160 Livingston Avenue  
Grimsby, ON L3M 4G3

Telephone: (905) 945-9634, Fax: (905) 945-5010, Email: [planning@grimsby.ca](mailto:planning@grimsby.ca)

**The Town of Grimsby requests that this notice be posted by the owner of any land that contains 7 or more residential units in a location that is visible to all of the residents.**

