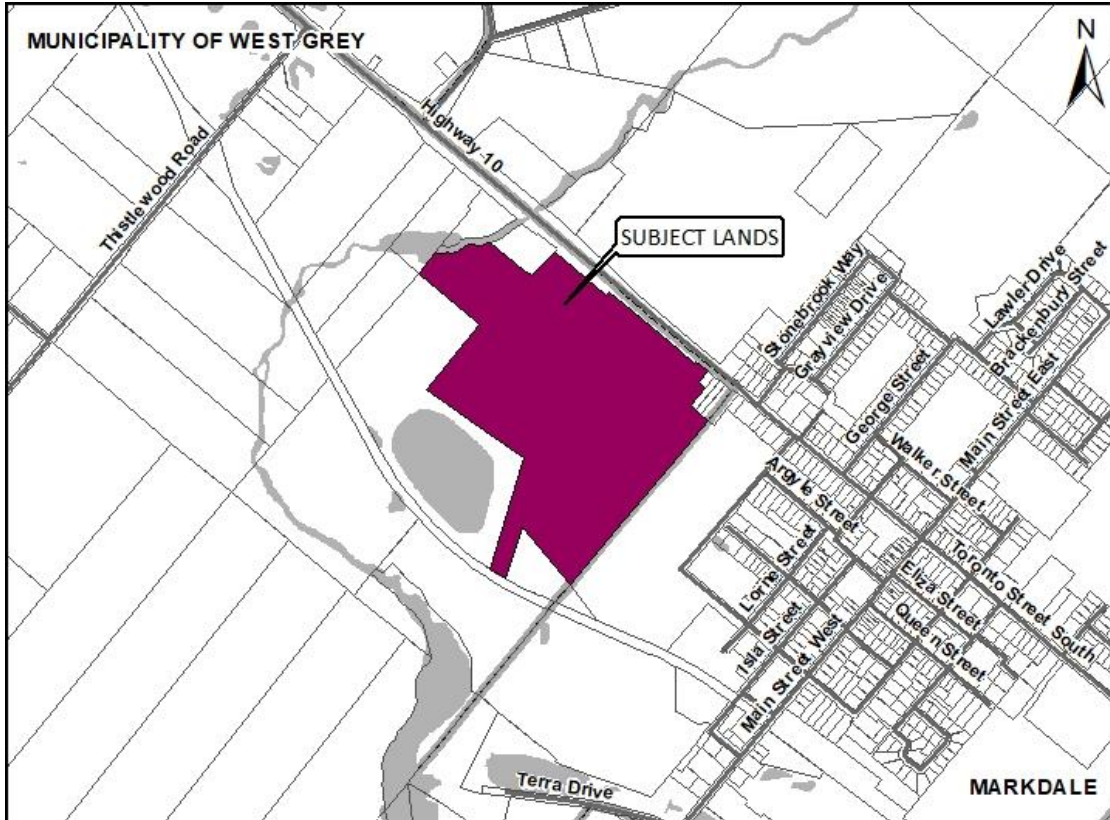




NOTICE OF COMPLETE APPLICATIONS AND PUBLIC MEETING

What: The County and Municipality are seeking input on development applications within 120 metres of your property. The applications to the County and Municipality would consider allowing for an expansion to Chapman’s Ice Cream.

Site: Part Lots 94 to 97, Concession 1 SWTSR, Municipality of West Grey, geographic Township of Glenelg



Public Meeting: Monday October 18, 2021 at 9:00 a.m.







Public Meeting Location: The hearing will be held electronically.

This is an online meeting, we are using the ZOOM meeting software – audio only. To join the meeting through your computer (or smartphone with the ZOOM app) go to:

<https://us02web.zoom.us/j/86853999021>

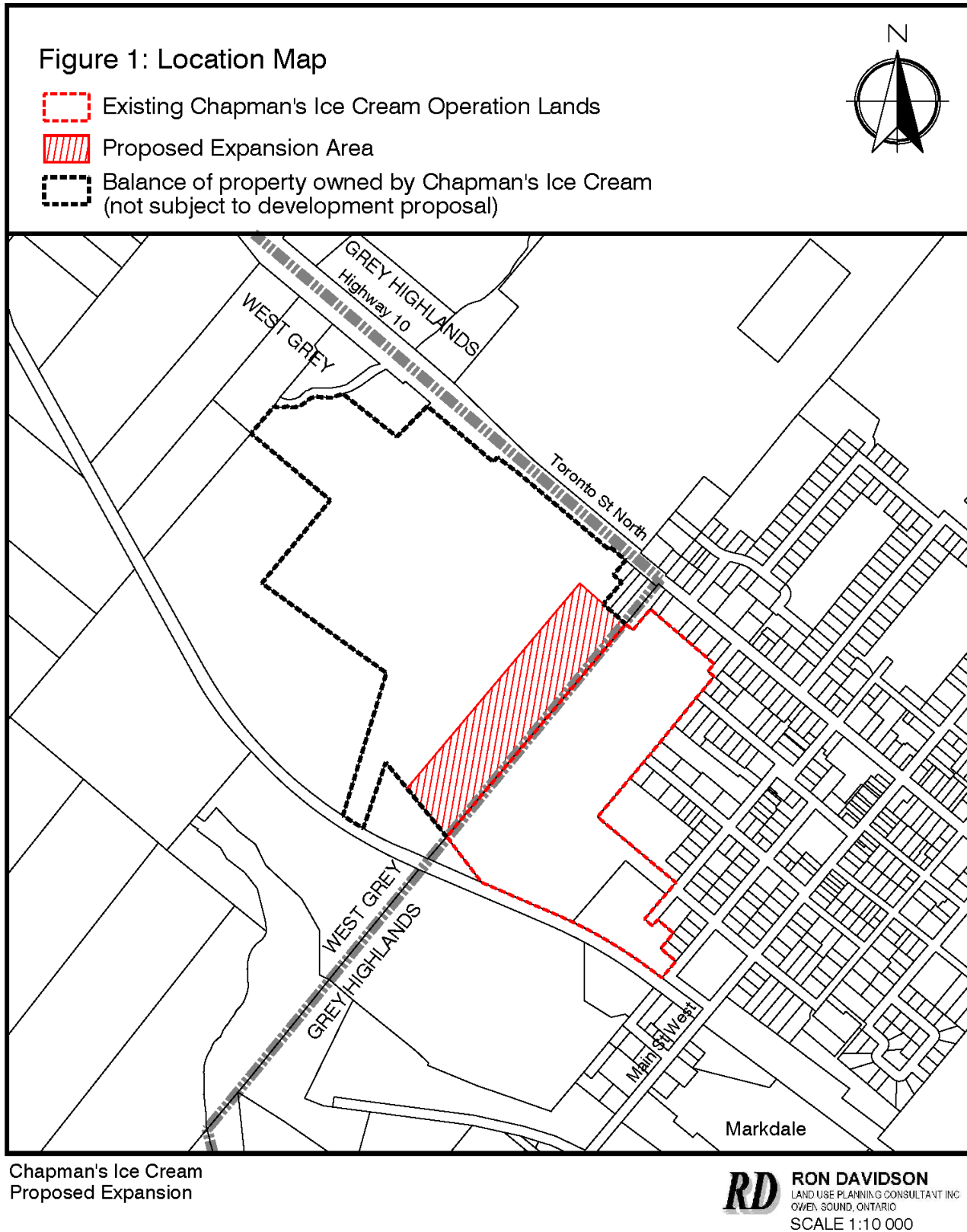
Meeting ID: 868 5399 9021

If you prefer to phone in and listen live dial 1-647-374-4685 or 1-647-558-0588 (long-distance charges to Toronto may apply). If prompted, enter the meeting ID: 868 5399 9021

County of Grey Contact Information:	Municipality of West Grey Contact Information:
<p>Scott Taylor, Manager of Planning Services</p> <p> County of Grey Planning Department 595 9th Avenue East Owen Sound, Ontario, N4K 3E3</p> <p> Phone: 519-372-0219 ext. 1238</p> <p> Email: scott.taylor@grey.ca</p>	<p>Lorelie Spencer, Manager of Planning and Development</p> <p> Municipality of West Grey 402813 Grey Road 4, R R # 2 Durham, Ontario, N0G 1R0</p> <p> Phone: 519-369-2200 ext. 236</p> <p> Email: lspencer@westgrey.com</p>



The subject property is approximately 44 hectares in size, but the expansion is proposed on approximately 6.6 hectares of land. The proposed expansion lands are shown below in red shading.



What if I can't connect into the Public Meeting? You can learn more about the proposed development by contacting the County or Municipality offices, or by reading the materials on the website at the below link. You may choose to submit comments via letter or email after taking the time to learn about the proposed development. See contact information below:

www.grey.ca/planning-development/planning-applications

What can I expect at the Public Meeting?

The public meeting is an opportunity for members of the public to learn more about the proposed development. Attendees have the opportunity to hear a brief presentation about the development, ask questions, and/or make statements either in favour of, or in opposition to the development.



The public meeting will take place via Zoom, an online platform, and the moderator will keep the meeting in order and allow the applicant (or their development team), the public, and Council to speak and ask questions. No decisions are made at this meeting, it is an opportunity to learn and provide feedback.

What is being proposed through the applications?

The lands are designated as 'Rural' and with a small portion of 'Hazard Lands' in the County Official Plan. The purpose and effect of the proposed Official Plan Amendment would be to re-designate approximately 6.6 hectares of the subject lands to the 'Primary Settlement Area' designation. No development will occur in the Hazard Lands designation. The expansion would allow for an initial building expansion of approximately 8,400 square metres as well as some parking lot expansions. Future expansions to the building or parking lot may also be needed.

The lands are zoned as 'Rural' (A2), 'Institutional' (I), and 'Natural Environment' (NE) in the Municipality of West Grey Zoning By-law. The Zoning By-law Amendment would implement the Official Plan Amendment and amend the Municipality's Zoning By-law by rezoning approximately 6.6 hectares of the subject lands to the 'Industrial' (M1) zone. Additional changes may also be made to the 'Institutional' (I) zone, which appear to have been placed on a small section of these lands in error.

Why is this Public Meeting being held and what are your rights?

Within Ontario, the planning and development process is open and transparent, where opinions from all individuals and groups are welcomed. By law a municipality must hold a public meeting. This meeting is one of your chances to learn about the development proposal and offer your opinions. Under the legislation governing this development process, which is sections 22 and 34 of the *Planning Act*, you have the following rights:

1. Any persons may attend the public meeting and/or make written or verbal representation either in support of or in opposition to the proposed Official Plan Amendment or Zoning By-law Amendment.
2. If a person or public body would otherwise have an ability to appeal the decisions of the County of Grey or the Municipality of West Grey to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting, or make written submissions to the County of Grey before the proposed County Official Plan Amendment is adopted, or to the Municipality of West Grey before the Zoning By-law Amendment is adopted, the person or public body is not entitled to appeal the decision.
3. If a person or public body does not make oral submissions at a public meeting, or make written submissions to the County of Grey before the proposed County Official Plan Amendment is adopted, or to the Municipality of West Grey before the 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 Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.
4. If you wish to be notified of the decision of the County of Grey in respect to the passing of the County Official Plan Amendment, or to the Municipality of West Grey before the Zoning By-law Amendment is adopted, you must make a written request to the County and/or Municipality, at the addresses noted on the previous page. Please note County Official Plan Amendment file number 42-05-220-OPA-10 or refer to Zoning By-law Amendment file number ZA16.2021 for West Grey in your correspondence.

If you have any questions please do not hesitate to contact County or Municipality staff, who would be happy to answer any questions on these applications, or the planning process.

Notice dated this 13th day of September, 2021 in Owen Sound.



A note about information you may submit to the Municipality or the County: Under the authority of the Municipal Act, 2001 and in accordance with Ontario's Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), all information provided for, or at a Public Meeting, Public Consultation, or other Public Process are considered part of the public record, including resident deputations. This information may be posted on the Municipality or County websites, and/or made available to the public upon request.

Please be aware that the public meeting may be broadcast online and may be recorded.