

NOTICE OF COMPLETE APPLICATION

The Town of Aurora is in receipt of the following Complete Applications under the Planning Act:

APPLICATION: The purpose of the Official Plan Amendment is to designate the lands to "Cluster Residential Site-Specific Policy" to increase the maximum density, disturbed lands, impervious area and building coverage.

The purpose of the rezoning application is to amend the development standards on height, lot coverage, exterior side yard setbacks, encroachments permissions, redefine Day light Triangle and establishing a landscape requirement.

This will facilitate a residential subdivision development which consists of 33 residential lots, new public right-of-way, and a block (1.12ha) of environmental protection land.

PROPERTY: 252 - 272 Old Bloomington Rd

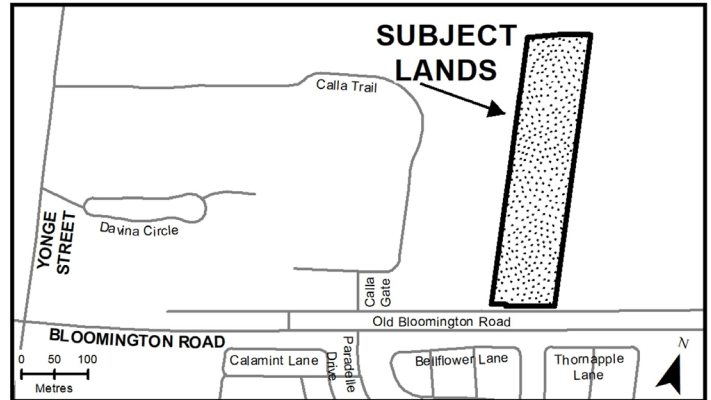
LEGAL DESCRIPTION:

Lot 6 and Part of Lots 7 and 8, Registered Plan 166

APPLICANT: TWTH Development Inc.

FILE NUMBERS: OPA-2023-02, ZBA-2023-02 & SUB-2023-02

WARD NUMBER: 4



ADDITIONAL INFORMATION:

Any questions regarding the proposed Official Plan Amendment, Zoning By-law Amendment and Plan of Subdivision is available for public inspection at the Town of Aurora office located at 100 John West Way, Aurora, ON, L4G 6J1, Monday to Friday between 8:30 am to 4:30 pm. Please contact Kenny Ng of the Planning and Development Services Department at 365-500-3102 or at kng@aurora.ca

Should you wish to provide comments, they may be provided by mail to the Planning and Development Services Department at the same address above, by fax to 905-726-4736 or by email to planning@aurora.ca prior to the meeting. Please quote the File Name and Number.

As per Bill 23, a Statutory Public Meeting to obtain input on the proposal will be scheduled in the future only for the proposed Official Plan and Zoning By-law Amendment applications. Notice of the Public Meeting will be provided in accordance with the Planning Act, R.S.O. 1990, c.P.13.

Information About Preserving Your Appeal Rights:

If a person or public body would otherwise have an ability to appeal the decision of the Council of the Town of Aurora or the Regional Municipality of York, as the case may be, to the Ontario Land Tribunal (OLT) but the person or public body does not make oral submissions at a public meeting or make written submissions to the Town of Aurora or Regional Municipality of York, as the case may be, before the proposed Official Plan Amendment and Zoning By-law Amendment is adopted, the person or public body is not entitled to appeal the decision.

If a person or public body does not make oral submissions at a public meeting or make written submissions to The Town of Aurora before the proposed Official Plan Amendment and 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 OLT unless in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

If you wish to be notified of the decision of the Council of the Town of Aurora, or the Regional Municipality of York, as the case may be, on the proposed Official Plan Amendment, Zoning By-law Amendment and Plan of Subdivision, you must make a written request to the Town of Aurora to the attention of the Director of Planning and Development Services.

Personal Information Collection Notice

The Town of Aurora collects personal information in communications or presentations made to Town Council and/or its Committees under the legal authority of the Planning Act, R.S.O. 1990, Chapter c.P.13, as amended. Pursuant to Section 27 of the Municipal Freedom of Information and Protection of Privacy Act, R.S.O. 1990, c. M.56, as amended, (the "Act") public feedback to planning proposals is considered to be public record and may be disclosed to any individual upon request in accordance with the Act. If you are submitting letters, faxes, emails, presentations or other communications to the Town, you should be aware that your name and the fact that you communicated with the Town will become part of the public record and will appear on the Town's website. The Town will also make your communication and any personal information in it, such as your address and postal code or email address available to the public unless you expressly request the Town to remove it. Questions about this collection should be directed to the Town Clerk, Town of Aurora, 100 John West Way, Box 1000, Aurora, ON L4G 6J1 905-727-3123.

Dated at the Town of Aurora, this 24th day of August, 2023.