

MAR 24 2022



THE MUNICIPALITY OF

# LAMBTON SHORES

Community Services Department - 9575 Port Franks Road RR 1, Thedford, ON N0M 2N0  
T: 519-243-1400 / 1-866-943-1400 F: 519-243-3500

## NOTICE OF PROPOSAL TO REMOVE A HOLDING SYMBOL

**RE: ZONING BY-LAW AMENDMENT APPLICATION ZO-03/2022**

**LOCATION: 74 Main Street East, Grand Bend**

**STEPHEN CON RIVER AUX SABLES PT LOT 1 PLAN 30 PT BLK M**

**RP 25R11058 PARTS 1 AND 2 (aka Block 4 Pollock Farm Subdivision)**

**APPLICANT: Grand Bend Developments Corporation**

**(Agent: Zelinka Priamo Ltd. c/o Dave Hannam)**

Please be advised that, no earlier than its regular Council meeting on **APRIL 5, 2022 at 7:00 p.m.**, will the Council of the Municipality of Lambton Shores consider a request under Section 36(4) of the *Planning Act* to pass an amending by-law to remove a holding symbol from Zoning By-law 1 of 2003.

The Applicant, **Grand Bend Developments Corporation** is requesting an amendment to Zoning By-law 1 of 2003 as it affects a portion of lands known as Block 4 of 74 Main Street East, Grand Bend under the draft approved plan of Subdivision SD-2020-01. The lands are presently subject, in part, to an H17 holding symbol that prohibits development of the lands until sufficient sanitary sewage treatment capacity exists and has been allocated by the Municipality. The applicant has been granted draft approval of a plan of Condominium, file SD-2021-01 and has entered into an agreement with the Municipality to develop 72 single-storey townhouse units. Removal of the holding symbol will allow the development of Block 4 of 74 Main Street East in accordance with the provisions of the Residential - 8 Exception 2 (R8-2) Zone.

**A KEY MAP** of the subject lands is provided on the reverse side of this notice.

**DATED AT THE MUNICIPALITY OF LAMBTON SHORES THIS 21<sup>st</sup> DAY OF MARCH, 2022.**

Will Nywening, Senior Planner

Municipality of Lambton Shores

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**RE: ZONING BY-LAW AMENDMENT APPLICATION ZO-03/2022**

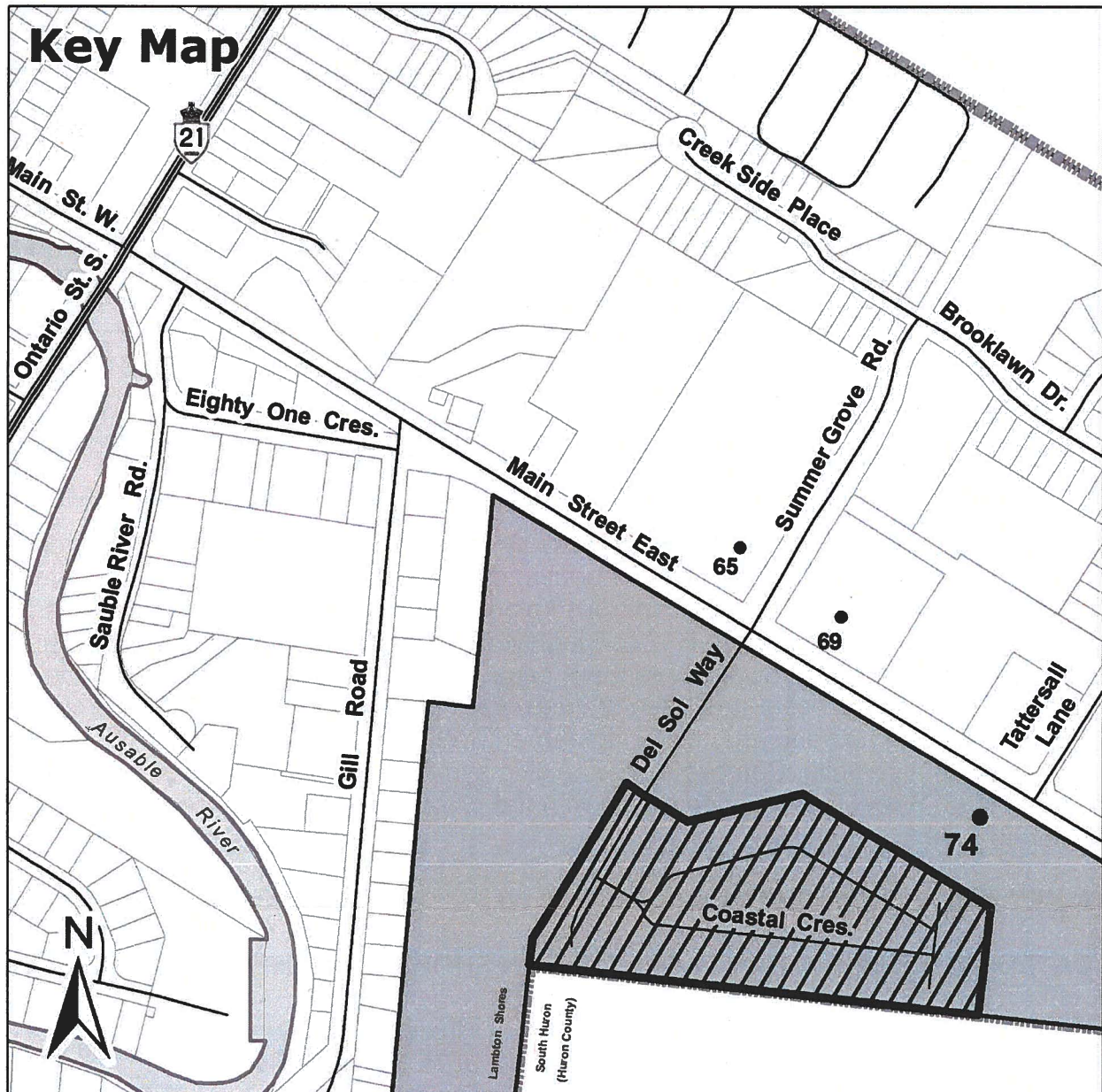
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**SUBJECT PROPERTY**



**Portion Subject to removal of  
Holding Provision (H17)**