

**NOTICE OF PUBLIC INFORMATION OPEN HOUSE**

**PROPOSED COMBINED OFFICIAL PLAN & ZONING BY-LAW AMENDMENT, DRAFT PLAN OF SUBDIVISION & DRAFT PLAN OF VACANT LAND CONDOMINIUM**

**LOCATION: 576 RIDGE ROAD NORTH**

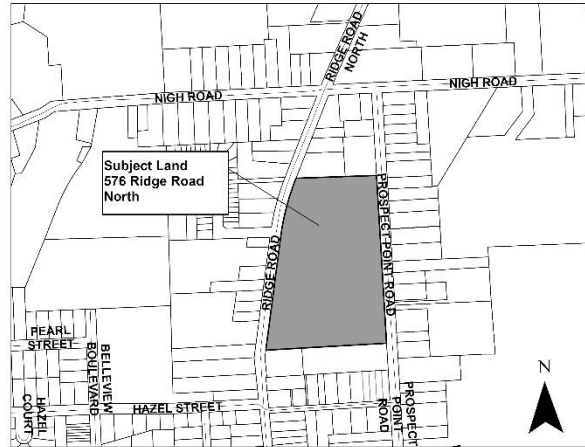
**OWNER: 2846300 ONTARIO INC**

**AGENT: UPPER CANADA CONSULTANTS (WILLIAM HEIKOOP)**

**PROPOSAL:**

A combined Official Plan & Zoning By-law Amendment have been applied for, to re-designate the former Ridgeway Crystal Beach Highschool lands located at 576 Ridge Road North from Institutional to the Residential - Medium Density.

An application has been received for a Draft Plan of Subdivision has also been applied for, to create 49 single detached lots (lots 1-49), one multiple family residential block for 70 block townhouse dwellings (Block 50), one apartment block for 76 dwelling units (Block 51), as well as one block for a stormwater management facility (Block 52), one block for a pedestrian trail (Block 53), one access block (Block 54) and a municipal roadway (Street 'A'). A Draft Plan of Vacant Land Condominium application has also been submitted for Block 51 to establish the intended Condominium ownership for the proposed block townhouses.



The lands are located within the Ridgeway-Thunder Bay neighbourhood inside the Urban Boundary. The area that is subject to this application is designated Institutional in the Ridgeway-Thunder Bay Secondary Plan in the Town's Official Plan. The area of the subject property that is subject to the application is zoned Institutional (I) Zone in accordance with the Town's Comprehensive Zoning By-law No. 129-1990, as amended.

**We would like to hear from you:** We invite you to attend an evening Public Information Open House Meeting to learn more about this proposal. We welcome you to attend and take advantage of the opportunity to review the proposal, identify issues, and provide additional information. Members of the public can participate in a Public Information Open House meeting in two different ways:

1. Send your comments via mail or email to Aaron Hair, MCIP, RPP, Intermediate Development Planner ([ahair@forterie.ca](mailto:ahair@forterie.ca)) who will provide them to Council; or
2. Participate in the Public Information Open House. The meeting details are as follows:

**Date: Wednesday, September 20, 2023**

**Time: 5:00 P.M - 6.00 PM**

**Location: Atrium, Town Hall, 1 Municipal Centre Drive, Fort Erie**

A copy of this notice is available for download at the following link:

<https://www.forterie.ca/pages/CurrentPublicNotices>

For additional information, please contact:  
Aaron Hair, MCIP, RPP, Intermediate Development Planner  
at 905-871-1600 ext. 2507 or at [ahair@forterie.ca](mailto:ahair@forterie.ca)

Notice dated: August 29, 2023

# SCHEDULE "1"

