



**Notice of Complete Application & Public Meeting
Combined Official Plan & Zoning By-law Amendment
644 Garrison Road**

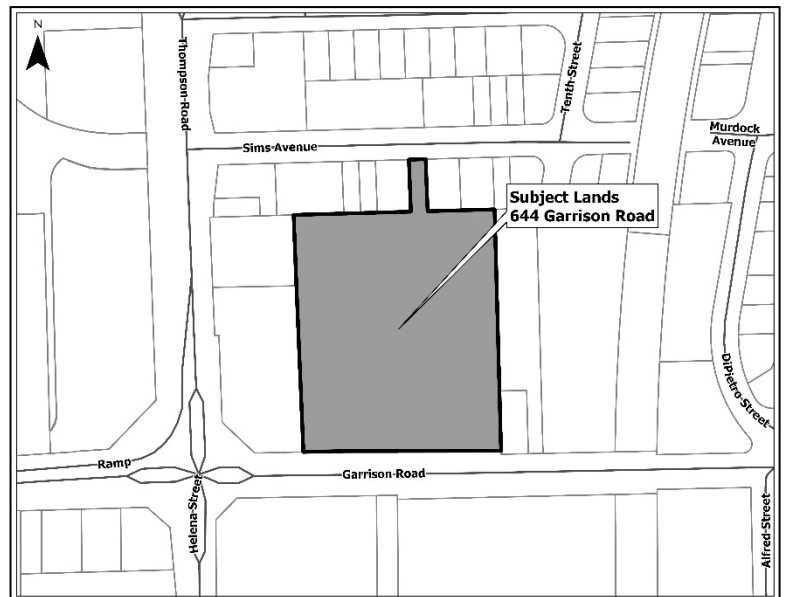
Owner: 2350048 Ontario Ltd. (c/o Ben Kooh)

Agent: Antech Design and Engineering Group (Candice Micucci)

PROPOSED CHANGE

A combined Official Plan and Zoning By-law amendment is requested to allow the construction of a 6 storey, 190-unit residential building at the rear portion of lands known as 644 Garrison Road.

The subject property is located within the urban boundary and is currently designated Commercial in the Town's Official Plan. The applicant is requesting to redesignate the rear portion of the subject property to Urban Residential.



The lands are currently zoned Highway Commercial (C3) Zone, in part, and Residential 2 (R2) Zone, in part, in accordance with Zoning By-law No. 129-90. The applicant is requesting to rezone the rear portion of the subject property to a new site-specific Residential Multiple 2 (RM2) Zone. The site-specific RM2 regulations are requested for a reduced easterly side yard, reduced number of parking spaces and a reduced access drive width. The site will be accessed via Garrison Road and Thompson Road. No access is proposed on Sims Avenue.

PUBLIC MEETING

Date: August 8, 2022

Time: 6 p.m.

Place: This will be a hybrid meeting. Members of the public may attend the meeting in person in Council Chambers, Town Hall, 1 Municipal Centre Drive OR Virtually via Zoom.

HAVE YOUR SAY

Input on any proposed matter is welcome and encouraged. You can provide input by speaking at the public meeting or by making a written submission to the Town. Please note, unless you do one of the above now, you may not be able to appeal the decision later.

Residents can participate in the Council meeting in person in Council Chambers, OR virtually via Zoom (audio/video via web or by telephone). The link for the Zoom meeting will be provided on the Town's website an hour before the Council meeting.

The Town of Fort Erie Council meeting live webcast will be streamed at www.youtube.com/townofforterie or click on the YouTube icon on the home page of the Town's website (www.forterie.ca).

WRITTEN STATEMENT

To provide input in writing, or to request personal notice if the proposed change is adopted, please send a letter c/o Carol Schofield, Manager, Legislative Services/Clerk, 1 Municipal Centre Drive, Fort Erie, ON, L2A 2S6 or an email to cschofield@forterie.ca.

MORE INFORMATION

A copy of the Information Report will be available to the public by 5 p.m. on August 3, 2022. The information report will be available at www.forterie.ca (Government > Agendas & Minutes) or from the Town's Planning and Development Services Department.

For more information about this matter, including information about preserving your appeal rights, contact Daryl Vander Veen, Junior Development Planner, at dvanderveen@forterie.ca or 905-871-1600 ext. 2509