

**Notice of Complete Application & Public Meeting**  
**Proposed Official Plan and Zoning By-law Amendment Application**  
**4197 Niagara River Parkway**  
**Owners: Sant Prakash Dhillon, Aman, Uppal, Shaminder Dhillion & Kuldip**  
**Agent: Curtis Thompson (Better Neighbourhoods Inc.)**

**PROPOSED CHANGE**

A combined Official Plan and Zoning By-law amendment is requested to facilitate a future severance to create a new residential lot on the lands known as 4197 Niagara River Parkway.

The subject property is located within the urban boundary and is currently designated Low-Density Residential, in the Douglastown-Black Creek Secondary Pan and zoned Waterfront Residential (WR) Zone, in accordance with Zoning By-law No. 129-90.

The applicant is requesting to add a Special Policy Area and rezone the subject lands to a new site-specific Waterfront Residential (WR) Zone to permit new development within the Urban Area on private water service.

**PUBLIC MEETING**

**Date:** September 13, 2021

**Time:** 6 p.m.

**Place:** This will be a virtual meeting

**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 Zoom Council meeting in two different ways:

1. Send your comments via e-mail to Anamika Dilwaria, Senior Development Planner ([adilwaria@forterie.ca](mailto:adilwaria@forterie.ca)) who will provide them to Council.
2. Participate in the Zoom meeting (audio/video via web or by telephone) by sending an email to Anamika Dilwaria, Senior Development Planner ([adilwaria@forterie.ca](mailto:adilwaria@forterie.ca)) to receive information on joining the Zoom meeting.

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

**MORE INFORMATION**

A copy of the Information Report will be available to the public by 5 p.m. on September 8<sup>th</sup>, 2021. The information report will be available at [www.forterie.ca](http://www.forterie.ca) (Government > Agendas & Minutes) or by contacting Anamika Dilwaria, Senior Development Planner at [adilwaria@forterie.ca](mailto:adilwaria@forterie.ca).

For more information about this matter, including information about preserving your appeal rights, contact Anamika Dilwaria, MCIP, RPP, Senior Development Planner at [adilwaria@forterie.ca](mailto:adilwaria@forterie.ca) or 905-871-1600 ext. 2507.

