



## TOWN OF GRIMSBY PLANNING DEPARTMENT

File Number: 26OP-16-1804  
Dated mailed: October 23, 2019

### Notice of Public Meeting

An application has been received by the Town of Grimsby for a **revised Official Plan Amendment** for the lands known as **361 South Service Road**.

**The proposed development** will add 4 additional retail units in two separate buildings on the subject site, in addition to the existing grocery store and gas bar. There is an existing 8,412 square meters of retail space currently on the site, and an additional 2,203 square meters is proposed for the site for a total of 10,615 square meters of retail floor area. The proposed development will have 516 parking spaces without a seasonal garden centre, and 442 parking spaces with a seasonal garden centre.

**A previous statutory public meeting** was held on July 23, 2019 for an official plan amendment to permit commercial retail uses that have a floor area less than the minimum required 5,000 square meters in the Official Plan on the subject lands. This statutory public meeting also considered a proposed zoning by-law amendment application for the subject lands (File Number: 26Z-16-1804), which is required to allow for the proposed development.

Following the July 23, 2019 statutory public meeting, **the applicant revised their official plan amendment application** to also permit a clinic use on the subject lands, since this use is not currently permitted on the subject lands in the Official Plan. This proposed amendment to permit a clinic use will be considered at the public meeting that is the subject of this notice.

**The plan** on the reverse side of this notice shows the location of the affected lands and the proposed development plan.

A public meeting for this application is scheduled as follows:

<p><b>Date: November 12, 2019</b> <b>Time: 6:00 p.m.</b> <b>Location: Town Hall, 160 Livingston Avenue</b></p>
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Additional information regarding the application, including information about appeal rights, is available on the Town's website at [www.grimsby.ca/currentplanningapplications](http://www.grimsby.ca/currentplanningapplications), at Town Hall during normal business hours (8:30 to 4:30), or you may contact:

Town of Grimsby, Planning Department,  
P.O. Box 159, 160 Livingston Avenue, Grimsby, Ontario. L3M 4G3.  
Telephone: (905) 945-9634, Fax: (905) 945-5010  
Email: [planning@grimsby.ca](mailto:planning@grimsby.ca)

An information report regarding these applications will be available at Town Hall and on the Town's website at [www.grimsby.ca](http://www.grimsby.ca) by 3:30pm on November 8, 2019. Following a staff review of the application, a staff recommendation report will be presented at a subsequent meeting of the Planning & Development Committee.

If you wish to be notified of the decision of the Town of Grimsby regarding the application, you must make a written request to the Director of Planning at the address above.

If a person or public body does not make oral submissions at a public meeting, or make written submissions to the Town of Grimsby in respect of the proposed official plan amendment before the approval authority gives or refuses to give approval to the official plan amendment, the person or public body is not entitled to appeal the decision of the Town of Grimsby to the Local Planning Appeal Tribunal.

If a person or public body does not make oral submissions at a public meeting, or make written submissions to the Town of Grimsby in respect of the proposed official plan amendment before the approval authority gives or refuses to give approval to the proposed official plan amendment, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the tribunal, there are reasonable grounds to do so.

**The Town of Grimsby requests that this notice be posted by the owner of any land that contains 7 or more residential units in a location that is visible to all of the residents.**

