

# NOTICE OF PUBLIC MEETING

**Subject Lands:** 140 Hadati Road

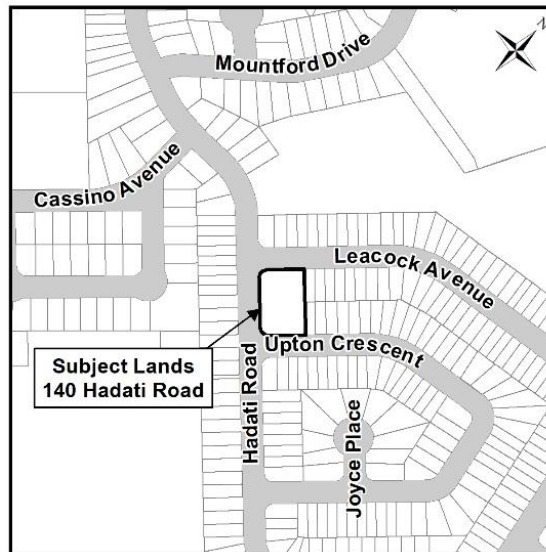
**File No.:** OZS22-015

## Public Meeting:

December 6th, 2022, 6:30 p.m.

This is a hybrid City Council meeting that can be watched online at [guelph.ca/live](http://guelph.ca/live) or attended in-person in Council Chambers, City Hall, 1 Carden Street Guelph

## Key Map:



## Application Details:

A complete application has been submitted by MHBC Planning on behalf of Dotty Lakes Retreats Inc., for an Official Plan and Zoning By-Law Amendment to permit a residential development for the lands municipally known as 140 Hadati Road.

A 3.5 storey stacked townhouse building is proposed on the 0.25 hectare site, containing 24 residential units, surface parking and a common outdoor amenity area. The applicant's Concept Plan is included in Schedule 1.

The applicant is proposing a Zoning By-law Amendment to change the subject site's zoning from "Convenience Commercial" (C.1) to a "Specialized Cluster Townhouse" (R.3A-?) Zone to implement the proposed development. The applicant has also applied to amend the Official Plan to add site-specific policies to permit a maximum height of 4 storeys and 12 metres, and to permit a maximum density of 95 units per hectare; a maximum of 3 storeys and 35 units per hectare is currently permitted.

## Additional Information

Documents relating to this planning application are available online at [guelph.ca/development](http://guelph.ca/development). Printouts of these documents are available to review by scheduling an appointment with the planner during regular office hours.

The Staff Report will be available Friday November 25<sup>th</sup> after 12:00 p.m. at Development Planning, 3rd floor, or posted online at [guelph.ca/development](http://guelph.ca/development).

For additional information please contact the planner managing the file:

### Katie Nasswetter

Planning and Building Services  
Phone: 519-822-1260, ext. 2356  
TTY: 519-826-9771  
Email: [katie.nasswetter@guelph.ca](mailto:katie.nasswetter@guelph.ca)

## **How to Get Involved:**

The purpose of a Public Meeting is to share information and to hear and consider public comments regarding development applications which can be reviewed by Staff and applicants prior to Council consideration of applications.

All those present at the public meeting, or who are watching online and call into the meeting, will be given the opportunity to speak, though the Clerk's department asks delegates to register if possible by 10:00 a.m. on Friday December 2<sup>nd</sup>, 2022, by any of the following ways:

- Register online at [guelph.ca/delegation](http://guelph.ca/delegation)
- By Phone at 519-837-5603 or TTY 519-826-9771
- By Email to [clerks@guelph.ca](mailto:clerks@guelph.ca)
- In person at the ServiceGuelph Counter at City Hall, 1 Carden Street, Guelph
- By regular mail or courier to Guelph City Clerk, 1 Carden Street, Guelph ON N1H 3A1

To be included in the Council Agenda, we request written comments no later than 10:00 a.m. on Friday December 2<sup>nd</sup>, 2022 by any of the following ways:

- By Email to [clerks@guelph.ca](mailto:clerks@guelph.ca) & [katie.nasswetter@guelph.ca](mailto:katie.nasswetter@guelph.ca)
- In person at the ServiceGuelph Counter at City Hall, 1 Carden Street, Guelph
- By regular mail or courier to Guelph City Clerk, 1 Carden Street, Guelph ON N1H 3A1

## **How to Stay Informed:**

If you wish to be notified of the Council decision on this application you must make a written request to the City Clerk by way of email, in person or regular mail/courier as listed above. Please note Council will not make a decision at the Public Meeting.

## **Appeals Information:**

If a person or public body would otherwise have an ability to appeal the decision of the Council of the City of Guelph to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the City of Guelph before the by-law is passed, the person or public body is not entitled to appeal the decision.

If a person or public body does not make oral submissions at a public meeting, or make written submissions to the City of Guelph before the by-law is passed, 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.

## **Notice of Collection of Personal Information:**

Personal information is being collected in order to gather feedback and communicate with interested parties regarding this development proposal. Information provided or presented at a public meeting is considered a public record and may be posted on the City's website or made public upon request.

This information is collected under the authority of the Planning Act, R.S.O. 1990, cP.13. Questions about this collection should be directed to the Information and Access Coordinator at 519-822-1260 extension 2349 or [privacy@guelph.ca](mailto:privacy@guelph.ca).

**Accessibility:**

Alternative accessible formats are available by contacting [planning@guelph.ca](mailto:planning@guelph.ca) or TTY 519-826-9771.

**Schedule 1 – Concept Plan**

