

CORPORATION OF THE TOWNSHIP OF MULMUR
NOTICE OF A COMPLETE APPLICATION
OPEN HOUSE AND
PUBLIC MEETING FOR A
PROPOSED ZONING BY-LAW AMENDMENT & SITE PLAN

Z01-2016 MANSFIELD SKI CLUB

The Corporation of the Township of Mulmur will hold a Public Meeting pursuant to Sections 34 of the Planning Act (1990) to consider an amendment to the Zoning By-law.

An informal open house, hosted by the Mansfield Ski Club will be held from 1:00 pm – 3:00 pm on November 26, 2016 at the Mansfield Ski Club main lobby.

The public meeting will be held at the Mulmur Township Offices, located at 758070 2nd Line East at the Mulmur Township Offices on December 14th at 11:00 am.

A copy of the proposed amendment is available for review at the municipal office during regular office hours and on the Township website – www.mulmur.ca. Anyone wishing to address Council with respect to the proposal may do so at the public meeting. Persons unable to attend the public meeting may provide written comments up until the time of the public meeting.

If you wish to be notified of the decision on the proposed application, you must make a written request to the Township of Mulmur.

If a person or public body that files a Notice of Appeal of the decision of Council with respect of the Zoning By-law Amendment does not make oral submission at the public meeting or make written submission to the Township of Mulmur before the proposed Zoning By-law Amendment is adopted, the Ontario Municipal Board may dismiss all or part of the appeal.

Purpose of the Amendment

The proposed Zoning By-law Amendment would re-zone the subject lands from the Recreational (RE) Zone to a Recreational Exception (RE-X) Zone.

Effect of the Amendment

The subject lands are developed with the Mansfield Ski Club. The rezoning application would amend the permitted uses to be consistent with the Official Plan to provide for ancillary residential uses for patrons and/or employees. The rezoning application and related site plan application would allow for the development of up to 100 accommodation (residential) units to be located at the base of the hill. The zoning may also provide for some ancillary commercial uses at the base of the ski hill.

The Township of Mulmur has posted the following materials submitted by Mansfield Ski Club (<http://mulmur.ca/departments/planning/applications>)

- Application for Site Plan Approval, Dec 2015
- Application for Zoning By-law Amendment, Dec 2015
- Survey
- Site Plan
- Concept Drawings
- Information Panels
- WMI & Associates, Site Servicing & Stormwater Management Report, June 2016
- Morrison Environmental Ltd., Hydrogeology & Test Drilling Report, June 2016
- Hutchinson Environmental Sciences Ltd., August 29, 2016 – Discharge of Treated Wastewater Effluent to the Pine River

It is noted that an Assimilative Capacity Study is required.

Lands Affected

The Zoning By-law Amendment affects lands known municipally as 628213 15th Sideroad, Mulmur, being Part Lot 16 and 17, Con 6 EHS, Mulmur. The proposed development would be located at the base of the ski hills in the vicinity of the chalet and administration buildings.

SUBJECT LANDS

Terry Horner, CAO/Clerk,
Township of Mulmur
758070 2nd Line East, Mulmur,
ON, L9V 0G8
(705) 466-3341
thorner@mulmur.ca

November 14, 2016

