

pursuant to 17(15), 51(20) and 34(12) of the Planning Act, R.S.O. 1990, as amended

APPLICATION(S) FOR OFFICIAL PLAN AMENDMENT, DRAFT PLAN OF SUBDIVISION & ZONE CHANGE

TOWNSHIP OF EAST ZORRA-TAVISTOCK

Please be advised that the Community Planning Office has received applications applying to the following lands:

| | |
|------------------------------------|---|
| File No.: | SB21-04-2, OP21-08-2, & ZN2-21-07 |
| Owner: | Oxford Road Developments 5 Inc. |
| Applicant: | Stantec Consulting Ltd. |
| Location of Property: | The subject lands are legally described as Part Lot 10, Concession 17 (East Zorra), Part 1, RP 41R9734 in the Township of East Zorra-Tavistock. The lands are located at the southeast corner of Oxford Road 33 and 17th Line. |
| Description of Application: | <p>The purpose of the application for Draft Plan of Subdivision is to permit a residential development consisting of 97 single detached dwelling units and 28 semi-detached dwelling units to be serviced by municipal water and wastewater services, the expansion of an existing block for stormwater management purposes, as well as four (4) new internal roads and an extension to Burton Street.</p> <p>Additionally, an Official Plan Amendment Application has been submitted in order to re-designate the land from 'Agricultural Reserve' to 'Low Density Residential'. The Official Plan Amendment Application also proposes to expand the settlement boundary of Innerkip to include the subject lands.</p> <p>A Zone Change Application has also been submitted to rezone a portion of the subject lands from 'Special General Agricultural Zone (A2-16)' to 'Special Residential Type 2 Zone (R2-sp)', and 'Open Space Zone (OS)' in order to facilitate the above noted plan of subdivision.</p> |

(see attached map)

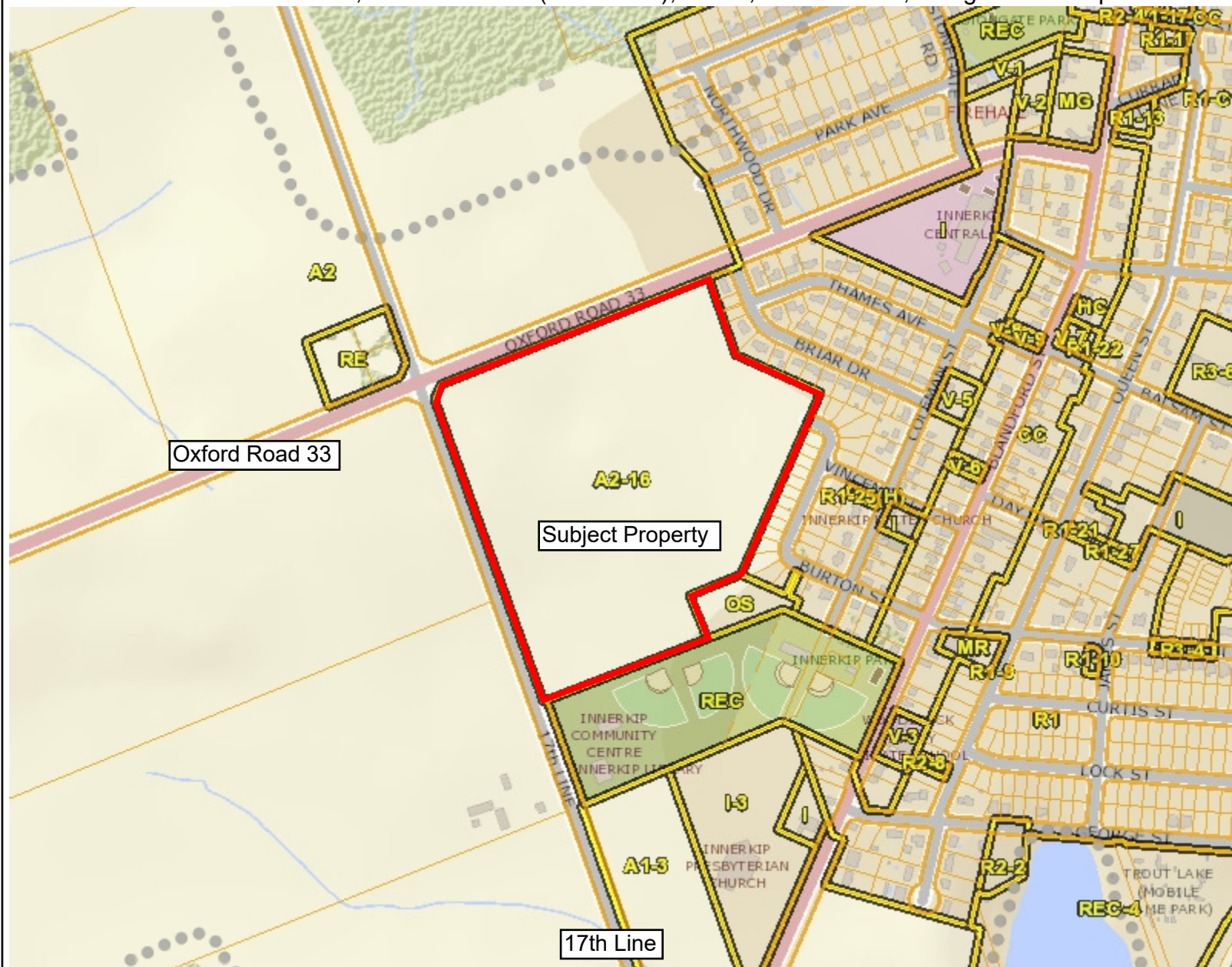
Please note this is **not** a notice of Public Meeting. Prior to the Public Meeting, you will receive a "Public Notice" informing you of the date, time and location of the public meeting, together with a description of the proposal.

If you have any questions regarding the application(s), please contact this office to arrange an appointment with **Dustin Robson, Development Planner**. Written inquiries may also be forwarded to the regular mail or email addresses provided below. Please include the applicant's name and file number on all correspondence.

Dustin Robson
Development Planner
Community Planning
County of Oxford
P. O. Box 1614, 21 Reeve Street
Woodstock ON N4S 7Y3
phone: 519-539-0015 x 3211
email: planning@oxfordcounty.ca

Dated: Tuesday, August 24, 2021

Plate 1: Existing Zoning & Location Map
SB21-04-2, OP21-08-2, & ZN2-21-2 (Oxford Road Developments 5 Inc)
Part Lot 10, Concession 17 (East Zorra), Part 1, RP 41R9734, Village of Innerkip



Legend

- Parcel Lines**
 - Property Boundary
 - Assessment Boundary
 - Unit
 - Road
 - Municipal Boundary
- Zoning Floodlines**
- Regulation Limit**
 - 100 Year Flood Line
 - 30 Metre Setback
 - Conservation Authority Regulation Limit
 - Regulatory Flood And Fill Lines
- Land Use Zoning (Displays 1:16000 to 1:500)**

Notes



0 205 409 Meters

NAD_1983_UTM_Zone_17N



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

August 12, 2021

