



## NOTICE OF PUBLIC MEETING

- IT IS IMPORTANT TO NOTE THAT ANYONE HAS THE RIGHT TO MAKE AN APPLICATION TO AMEND A PLANNING DOCUMENT.
- ONCE AN APPLICATION HAS BEEN MADE, THE COUNTY OF BRANT IS BOUND BY THE PROVISIONS OF THE PLANNING ACT TO SEND NOTICE OF A PUBLIC MEETING.
  - THIS DOES NOT MEAN THE COUNTY OF BRANT EITHER SUPPORTS OR IS IN OPPOSITION TO THE PROPOSAL.
- THE PURPOSE OF THE PUBLIC MEETING IS TO HEAR THE VIEWS OF ALL THOSE CONCERNED.
- BASED ON ALL THE FACTS PRESENTED, THE COMMITTEE OF ADJUSTMENT WILL MAKE A DECISION ON THOSE MATTERS FOR WHICH THEY ARE RESPONSIBLE.

**PLEASE NOTE:**

IT IS REQUESTED THAT YOU PROVIDE ANY COMMENTS / CONCERNS

**ONE WEEK** PRIOR TO THE MEETING TO

ALLOW YOUR COMMENTS /CONCERNS TO BE DISTRIBUTED TO THE MEMBERS OF THE  
COMMMITTEE OF ADJUSTMENT.



# Notice of Complete Committee of Adjustment Application and Public Meeting

**Date: 2024-07-18**

**Time: 6:00 PM**

**Location: Council Chambers - 7 Broadway Street West, Paris**  
**OR Meeting available on the County of Brant You Tube**

---

**Application Number and Address: B5-24-DN-Bishopsgate & Colborne St W**  
**- Shadeview (Related ZBA8-24-DN)**

---

## Details of Application:

JHC Engineering / UTOVA Enterprises Inc. agent on behalf of 1000399788 Ontario Ltd c/o K. Spierenburg applicant/ owner of BRANTFORD CON 5 PT LOTS 1 AND 2, County of Brant, in the geographic township of **Burford**, located at 1318 Colborne St W is proposing to sever the portion of land currently in the process to be rezoned to Light Industrial as per **ZBA8-24-DN**. The proposed severed lands will maintain a total lot area of 2.65 hectares, with a lot frontage of 106 metres along Bishopsgate Road.

Pursuant to Section 45 & Section 53 of the Planning Act, Notice is hereby given that County of Brant has received a "Complete Application" for the proposal described above in accordance with the Planning Act. A Public Meeting, as required by the Planning Act, will be held by the Committee of Adjustment to provide information and receive public comments on the application outlined above.

ANY PERSON may make written submissions. *\*Written submissions must be made to the Planning Division one week prior to the meeting at the address shown below.*

The Committee of Adjustment may review the proposal and any other material placed before it in order to make a decision on the proposal. If you wish to be notified of the Decision of the Committee of Adjustment in respect to the proposal, you must make a written request to the Committee of Adjustment, c/o Secretary Treasurer, Committee of Adjustment, 66 Grand River Street North, Paris, Ontario, N3L 2M2 or by email at [sarah.dyment-smith@brant.ca](mailto:sarah.dyment-smith@brant.ca)

## Where do I send written submissions?

To submit written feedback please send to the Secretary Treasurer, Committee of Adjustment, 66 Grand River Street North, Paris, Ontario, N3L 2M2 or by email at [sarah.dyment-smith@brant.ca](mailto:sarah.dyment-smith@brant.ca)

Office hours are Monday to Friday, 8:30 am – 4:30 pm  
519.44BRANT (519.442.7268) or toll-free 1.855.44BRANT

---

**Planner: Dan Namisniak, Senior Planner <dan.namisniak@brant.ca>**

---

To view the application and supporting documents, please contact the Planning Department, contact information mentioned above.

### **How do I appeal a Decision?**

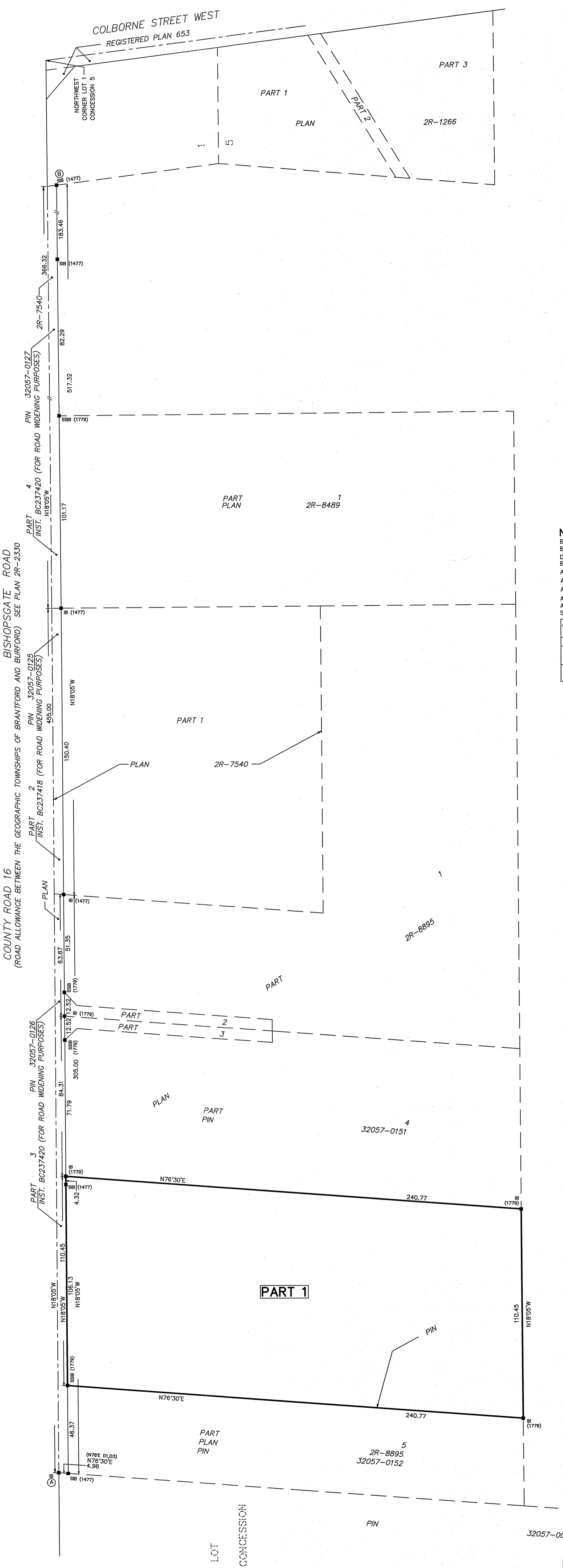
Only the Applicant or Minister may appeal decisions in respect of applications for consent or minor variance to the Ontario Land Tribunal (OLT).

To appeal a Decision of the Committee of Adjustment on this matter to the Ontario Land Tribunal (OLT), you must complete and file the Appellant Form (A1) with a letter to the Secretary Treasurer, Committee of Adjustment outlining the reasons for your appeal. You must enclose the appeal fee of \$400.00 for each application appealed paid by a certified cheque or a money order only, made payable to the Ontario Minister of Finance and an administrative fee of \$267.00, paid by a cheque or a money order only, made payable to the County of Brant.

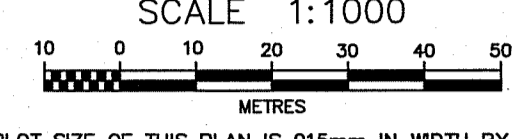
*\* Note: Under the authority of the Municipal Act, 2001 and in accordance with Ontario's Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), The Corporation of the County of Brant wishes to inform the public that all information including opinions, presentations, reports and documentation provided for or at a Public Meeting, Public Consultation, or other Public Process are considered part of the public record. This information may be posted on the County's website and/or made available to the public upon request.*

**METRIC**  
 DISTANCES AND CO-ORDINATES SHOWN ON  
 THIS PLAN ARE IN METRES AND CAN BE  
 CONVERTED TO FEET BY DIVIDING BY 0.3048.

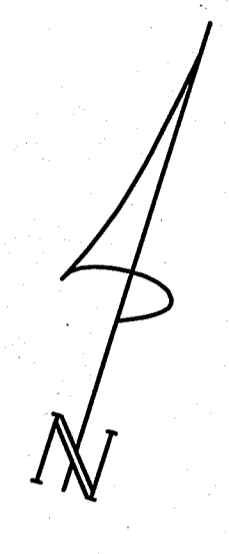
SCHEDULE				
PART	LOT	CONCESSION	PIN	AREA IN HECTARES
1	PART OF LOT 1	5	PART OF 32057-0155	2.65
PART 1 COMPRISES PART OF PIN 32057-0155.				



**PLAN OF SURVEY OF  
 PART OF LOT 1  
 CONCESSION 5**  
 (GEOGRAPHIC TOWNSHIP OF BRANTFORD)  
 COUNTY OF BRANT  
 SCALE 1:1000



THE INTENDED PLOT SIZE OF THIS PLAN IS 915mm IN WIDTH BY 457mm IN HEIGHT  
 WHEN PLOTTED AT A SCALE OF 1:1000  
**MacAULAY, WHITE & MUIR LTD.**



**NOTE:**  
 BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B  
 BY REAL TIME NETWORK OBSERVATION, UTM ZONE 17, NAD83 (CSRS) (1997.0).  
 DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING  
 BY THE COMBINED SCALE FACTOR OF 0.9996.  
 ALL DIMENSIONS ARE MEASURED UNLESS QUALIFIED.  
 ALL FENCES ARE "ON LINE" UNLESS TIES TO THE PROPERTY LINE ARE SHOWN.  
 ALL PINS ARE (LT) UNLESS NOTED (R).  
 ALL SET SSB AND PB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN  
 AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH  
 SECTION 11 (4) OF O.REG. 525/91.

OBSERVED REFERENCE POINTS (ORP): UTM ZONE 17, NAD83 (CSRS) (2010) CO-ORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O. REG 216/10.		
POINT ID	NORTHING	EASTING
A	4771990.07	548509.48
B	4772772.68	548259.13

CO-ORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH  
 CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.  
 THE RESULTANT TIE BETWEEN ORP A AND ORP B IS N17°40'W 677.37.

- LEGEND**
- SIB - STANDARD IRON BAR
  - SSIB - SHORT STANDARD IRON BAR
  - IB - IRON BAR
  - CC - CUT CROSS
  - CP - CONCRETE PIN
  - - PLANTED
  - - FOUND
  - - ROUND
  - WIT - WITNESS
  - S - SET
  - D1 - PIN 32057-0146 (INST. A505443)
  - D2 - PIN 32057-0007 (INST. A512607)

**SURVEYOR'S CERTIFICATE**  
 I CERTIFY THAT:  
 1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH  
 THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT  
 AND THE REGULATIONS MADE UNDER THEM.  
 2. THE SURVEY WAS COMPLETED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 202\_.

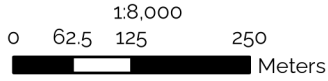
FEBRUARY 23, 2024  
 JOHN W. MUIR  
 ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-  
**MacAulay, White & Muir Ltd.**  
 ONTARIO LAND SURVEYORS - CANADA LANDS SURVEYORS  
 A Wholly Owned Subsidiary of J.D. Barnes Limited  
 440 HARDY ROAD, UNIT 2, BRANTFORD, ON N3T 5L8  
 T: (519) 752-0040 www.jdbarnes.com

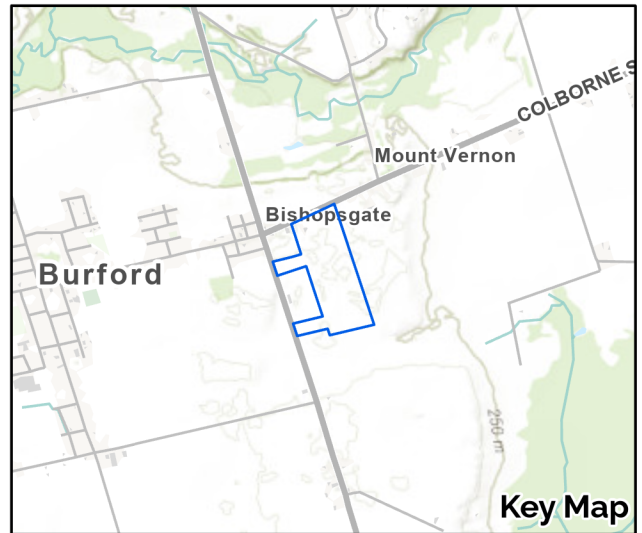
DRAWN:	CCS
CHECKED:	XXX
Ref. No.	24-50-047-00

**MAP 3: AERIAL IMAGERY 2022**  
**FILE NUMBER**  
**B5-24-DN**

1318 Colborne Street West  
County of Brant  
Ontario



Date Printed: 2024-06-25



**Key Map**

