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Public Meetings

The public meetings listed below are scheduled for **Monday, April 24, 2017, at 7:00 p.m.** and **Monday, May 15th, 2017 at 7:00 p.m** during the Planning and Development Committee meeting.

Proposed Subdivision in the Brookhill Neighbourhood

File Number: 18T-95027 & DEV 95-012

Address: West of Regional Road 57 and north of Stevens Road in Bowmanville

821012 & 821013 Ontario Ltd. (William Tonno Construction Ltd) has submitted a revision to proposed Draft Plan of Subdivision and Rezoning to develop a 335 residential plan of subdivision consisting of 146 single detached dwellings; 58 townhouse units on municipal rear lanes, 118 units contained in a medium density block, a 1.01 ha community park block, a 4.7 ha open space block, a 1.99 ha stormwater management pond, landscape strip abutting Regional Road 57 and roads.

A **Public Meeting** will be held on **Monday April 24, 2017 at 7pm** in the Council Chambers, Town Hall, 40 Temperance Street, Bowmanville.

For more information on this application(s), please contact Cynthia Strike, Principal Planner at 905-623-3379 Ext. 2410 or cstrike@clarington.net





Proposed rezoning to allow three single detached dwelling lots

File Number: ZBA2017-0010

Address: 849 Townline Road North, Clarington

Applicant: George Lysyk and Salvatore Risorto

George Lysyk (on behalf of Salvatore Risorto) has submitted an application to amend the Zoning By-law to permit the creation of three building lots for single detached dwellings. The land is currently vacant within the Rural Cluster Zone of the Zoning By-law.



A Public Meeting will be held on **Tuesday, May 15, 2017 at 7pm** in the Council Chambers, Town Hall, 40 Temperance Street, Bowmanville.

For more information on this application, please contact Amanda Watson, Planner at 905-623-3379 Ext. 2420 or awatson@clarington.net.



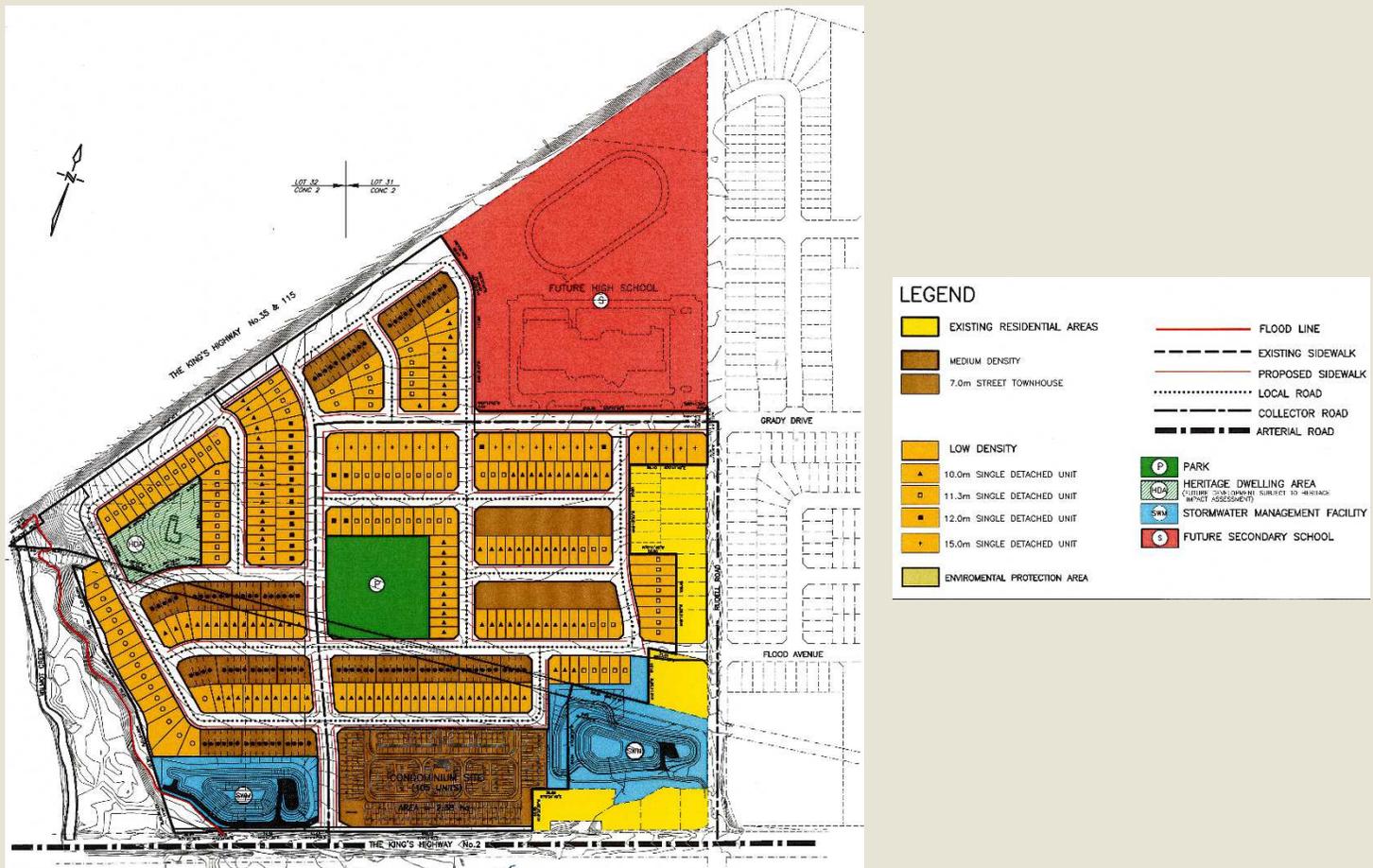
New Applications

Draft Plan of Subdivision Approval for 500 to 510 Residential Units

File Number: PLN 31.5.11, COPA2017-0004, ZBA2017-0007 & S-C-2017-0005
ZBA 2017-0003 & SPA 2017-0005

Address: North of King Avenue West, east of the Wilmot Creek Valleylands, south of Highway 35/115, and west of Rudell Road

On February 21, 2017, 2103386 Ontario Ltd. (Hannu Halminen), Garthwood Homes (Nick Lazaridis), & Robert Stephenson submitted amendment to neighbourhood design plan, Clarington official plan amendment, zoning by-law amendment, and draft plan of subdivision applications for a Draft Plan of Subdivision that is 500-510 Dwellings (Single Detached, Street & Link Townhouses). The 28.59 hectare Draft Plan also has a 0.66 hectare heritage area around the historic Belmont House, a 1.20 hectare neighbourhood park, a 1.11 hectare stormwater management pond, and a future condominium townhouse site.



For further information on these applications please contact Bob Russell at 905-623-3379, Ext. 2421 or brussell@clarington.net.

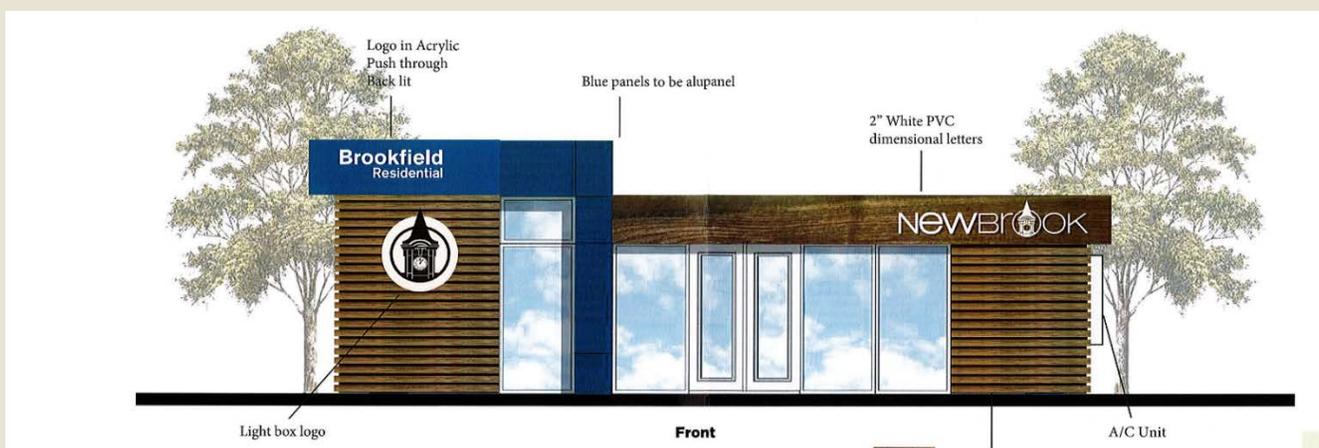


Temporary Rezoning and Site Plan Approval for Residential Sales Office

File Number: ZBA2017-0004 & SPA2017-0008

Address: Regional Road 17/Concession Road 3 Intersection – South of the Southeast Corner, Newcastle

On February 17, 2017, Brookfield Residential for Go Home Investments Inc. submitted temporary zoning by-law amendment and site plan approval applications for a Temporary Residential Sales Office in an 89 square metre prefabricated trailer, with 15 parking spaces and access off Regional Road 17.



For further information on these applications please contact Bob Russell at 905-623-3379, Ext. 2421 or brussell@clarington.net.

Site Plan Application for 75 Affordable Housing Units

File Number: SPA 2017-0018

Address: 50 Martin Road, Bowmanville

New View Holdings Inc. has submitted a Site Plan application to permit a 4-storey, 75 residential unit apartment in Bowmanville. The proposed development is on the east side of Regional Road 57 opposite Hartwell Avenue. The lands were rezoned to allow up to four storeys and 75 units in December 2015.

The site includes indoor and outdoor amenity areas, a community garden and visitor parking.



For more information on this application, please contact Carlo Pellarin at 905-623-3379 Ext. 2408 or cpellarin@clarington.net.



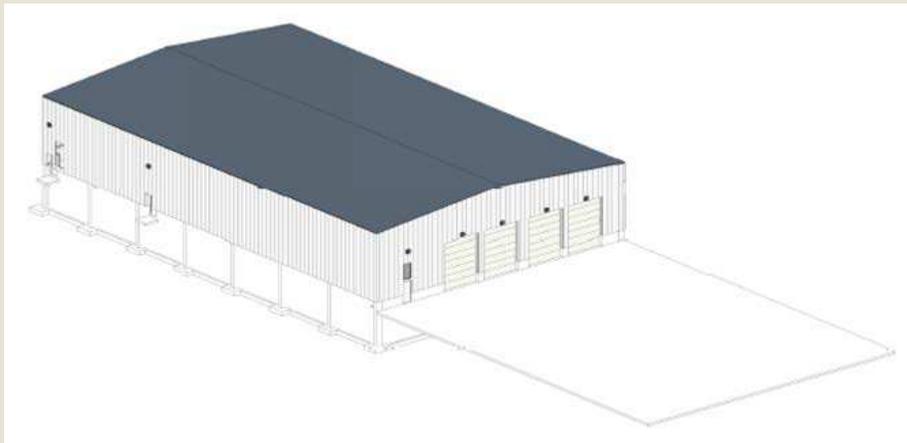
Planning
eUpdate

Alternative Fuels Receiving and Processing Building

File Number: SPA2017-0003

Address: 400 Waverley Road, Bowmanville

St. Marys Cement have received site plan approval to construct a 1,502 m² building that will be used to receive and process alternative fuels (e.g. wood, woody materials, other post-consumer residuals) for use on site. Construction is expected to take place this Spring.



For more information on the recent approval of this application, please contact Mitch Morawetz at 905-623-3379 Ext. 2411 or mmorawetz@clarington.net.

Recent Approvals

Site Plan Approval in the Oak Ridges Moraine for Replacing an Existing Dwelling with a New Dwelling, and to create a Pond

File Number: SPA 2016-0019

Address: 9209 Grasshopper Park Road, Darlington

In 2016, Michelle and David Roth submitted a Site Plan Approval Application to replace an existing dwelling with a new dwelling, and to create a pond, all on an existing rural property. The proposed new dwelling will be two-storeys with a floor area of 232.25m² (2,500 ft²). In support of the application a Natural Heritage Evaluation was submitted which had recommendations for both the new construction and restoration of the area of the existing dwelling. The Site Plan Amendment was approved April 11, 2017.

For more information on this application, please contact Bob Russell at 905-623-3379 Ext. 2421 or brussell@clarington.net



In the News

Emily Schaefer, Planning Student

Emily will be joining us for the summer. Emily has just completed her third year in Urban and Regional Planning at Ryerson University. Emily has worked for the Township of Scugog in planning services and for the Scugog Visitors Centre where she gained experience with the Port Perry BIA and Scugog Chamber of Commerce. Emily will be working with the zoning by-law review team, on the Community Improvement Plan review and renewal and assisting on other files.

Did You Know?

Crossing Guards – Our Planning Services Department administers the School Crossing Guard Program and makes certain that all school locations are inspected frequently to ensure safety. Along with the Traffic Coordinator, the need for new School Crossing Guards is determined. We currently have a complement of 36 dedicated Crossing Guards whom are placed throughout the Municipality of Clarington. Locations include Bowmanville, extend as far east as Newcastle Village and west to Townline Road in Courtice.

As parents, we all think about the safety of our children. The School Crossing Guards, are involved daily with the safety of children to and from school. Crossing Guards are on duty in all types of weather to ensure children arrive at school safely. Courtesy and safe driving practices are of the utmost IMPORTANCE in school zones.



Where no Crossing Guard is provided, children are asked to look both ways, which helps them decide when it is safe to cross the roadway. This in turn will help children develop judgment skills.

With your co-operation and safety of everyone in mind, we can provide our children safe routes to and from school.