

These are my submissions in response to the notice of the electronic public meeting to be held on Monday, June 29, 2020 at 1:00 pm to consider a proposed zoning by-law amendment in relation to 49, 55, 59 Charles Street and 52 Prospect Street in the Town of Newmarket.

Preliminary matter - Failure of the notice to comply with the Planning Act

1. There is inadequate explanation of the purpose and effect of the proposed by-law. The notice informs the public as follows:

The applicant is proposing to rezone the subject lands to permit:

- 42 Apartment Units, configured in two 4-storey apartment buildings on 49 Charles Street and 52 Prospect Street; and,
- 9 Stacked Townhouse Units, configured in one 3-storey building on 55 and 59 Charles Street.

- Even if the above were to be an adequate explanation of the purpose of the zoning by-law amendment, what will be the effect?
- What section of the zoning by-law is involved?
- How is the land zoned now?
- What is the proposed zoning?
- What is the specific change (the effect) that will result?

2. O.Reg 545/06 requires this statement:

If you wish to be notified of the decision of (name of municipality or planning board) on the proposed zoning by-law (or zoning by-law amendment), you must make a written request to (name and address of municipality or planning board).

The attempt to comply with this requirement is inadequate and may nullify the notice.

Affordable Housing

There is no mention in the notice of the effect the proposed zoning by-law amendment will have on the stock of affordable housing in Newmarket nor does the online "package".

Gerald Fox