

THE CORPORATION OF THE TOWN OF GEORGINA NOTICE OF COMPLETE APPLICATION

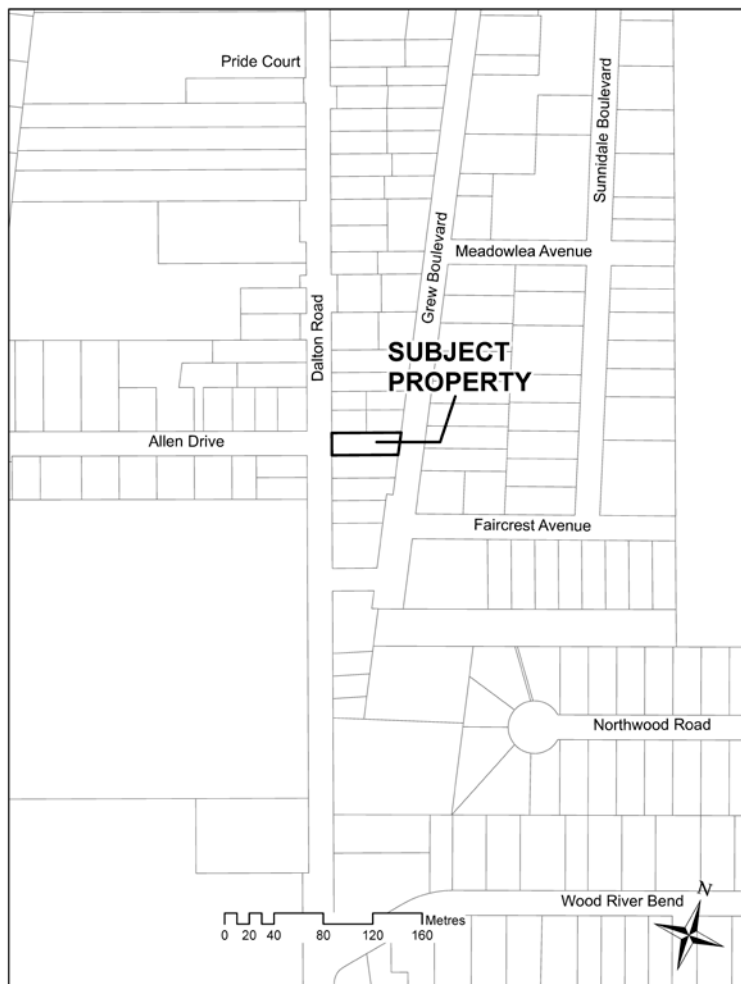
The Town of Georgina has received the following application pursuant to the *Planning Act*. Town Council will be considering this application at a future public meeting, the date and time of which will be published in the Georgina Advocate and on the Town of Georgina website.

<u>ADDRESS:</u>	21003 Dalton Road, Sutton
<u>LEGAL DESCRIPTION:</u>	Plan 248, Part Lot 30, Block 59
<u>WARD (COUNCILLOR):</u>	Ward 4 (Councillor Frank Sebo)

A Zoning By-law Amendment application has been submitted by Ali Korangi on behalf of **Ali Korangi and Tayebbeh Rezvanirad** to rezone the subject property from 'site-specific restricted industrial (M1-4)' to 'site-specific low density urban residential (R1-XX)'. The purpose of the application is to facilitate the conversion of the existing industrial building into a single detached dwelling with an accessory apartment.

A key map showing the location of the subject property is provided below and the proposed site plan is attached. **Town File: 03.1155; Direct inquiries to Connor McBride, Planner II, at ext. 2275 or cmcbride@georgina.ca. Please reference the File Number in all communications.**

KEY MAP



ADDITIONAL INFORMATION:

Additional information and/or material related to the proposal is available upon request. For more information about this matter, including information about preserving your appeal rights, please contact the Planner assigned to the file as noted-above.

If you wish to be notified of the decision of Town Council for the submitted application, you must make a written request to the Town of Georgina.

PROVIDING COMMENT:

Any person may make written or verbal representation either in support of or in opposition to the application. Written comments should be mailed/emailed to the Planner noted above. Please ensure you include your name and address for record keeping purposes and so that you may be contacted if necessary.

NOTICE OF COLLECTION:

Personal information collected in response to this planning notice or in relation to this application will be used to assist Town Staff and Council to process the applications and make a decision on this matter. Such personal information is collected under the authority of the *Municipal Act*, the *Municipal Freedom of Information and Protection of Privacy Act*, the *Planning Act*, and all other relevant legislation, and will become part of the public record, may be viewed by the general public, and may be published in a Planning Report and Council Agenda. Questions about this collection may be directed to the Town Clerk, Rachel Dillabough, at 905-476-4305, ext. 2223, or by email to rdillabough@georgina.ca.

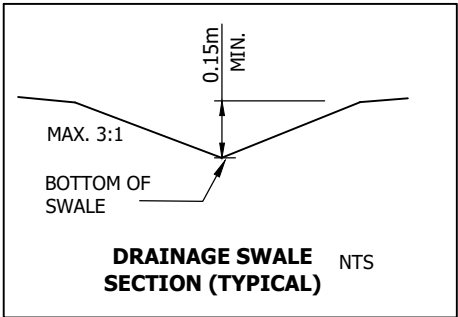
DATED AT THE TOWN OF GEORGINA THIS 9th DAY OF MARCH, 2021

Town of Georgina address: 26557 Civic Centre Road, Keswick, ON, L4P 3G1

- GENERAL NOTES:
1. ALL SETBACKS AND ELEVATIONS TO BE CONFIRMED BY O.L.S. PRIOR TO PLACING ANY CONCRETE;
 2. CONTRACTOR SHALL VERIFY BUILDING ELEVATIONS WITH ARCHITECTURAL DRAWINGS BEFORE FOUNDATION WORKS;
 3. ALL GRADING TO BE COMPLETED IN STRICT ACCORDANCE WITH THE APPROVED PLAN. THE TOWN WILL BE CONSULTED PRIOR TO ANY CHANGES BEING MADE TO THE SITE GRADING. A REVISED PLAN OR AS-BUILT DRAWING MAY BE REQUIRED AT THE DISCRETION OF THE TOWN;
 4. ALL DISTURBED AREAS SHALL BE RESTORED WITH 150MM TOPSOIL AND STABILIZED WITH SEED OR SOD;
 5. SILT FENCE SHALL BE INSTALLED AROUND THE PERIMETER OF THE SITE PRIOR TO CONSTRUCTION, AND MAINTAINED FOR THE DURATION OF THE PROJECT;
 6. DRAINAGE SWALES SHALL HAVE A MINIMUM DEPTH OF 0.15M AND ALL SLOPES SHALL BE CONSTRUCTED NO STEEPER THAN 3:1;
 7. SURFACE AND ROOF RUNOFF SHALL BE DIRECTED AS DETAILED;
 8. THE CONSULTANT'S FINAL LOT GRADING CERTIFICATE IS REQUIRED (IF REQUESTED) TO BE PROVIDED PRIOR TO THE TOWN'S FINAL INSPECTION AND DEPOSIT RELEASE.

LOT AREA: 1,002.8 sq. m
HSE FOOTPRINT: 283.1 sq.m
(INCL. LEAN-TO)
LOT COVERAGE: 28.2%

SITE GRADING DRAINAGE PLAN -
FOR ZONING BY LAW AMENDMENT



- LEGEND
- x 231.13 EXISTING ELEVATIONS
 - ROOF DOWNSPOUTS
 - SWALE DIRECTIONS
 - SURFACE DRAINAGE DIRECTIONS
 - HP HYDRO POLE
 - EXISTING TREE
 - CB CATCH BASIN
 - SAN SANITARY MANHOLE



KORANGI PROPERTY
S HALF OF LOT 30,
PLAN 248
#21003 DALTON ROAD
TOWN OF GEORGINA

SITE GRADING DRAINAGE
PLAN

BJH Engineering Ltd.
#25944 WOODBINE AVENUE,
KESWICK, ONT L4P 3E9
phone: 1.888.530.0699
email: bjhongconsulting@gmail.com
www.bjhengineering.ca

PROJECT NO.: **20-1195**
DRAWING NO.: **GP-1**

Date: OCT 2020
Scale: 1 : 200
Designed By: BH
Drawn By: BH

