



## **Nottawasaga Valley** Conservation Authority

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April 4, 2025

Dear Mayors and Councils,

I am pleased to share an update from the Nottawasaga Valley Conservation Authority (NVCA). Following an extensive search and unanimous board decision, NVCA has appointed Jennifer Vincent as our new Chief Administrative Officer, effective May 5, 2025.

Jennifer brings nearly twenty-five years of senior leadership experience in environmental science, management and public service, most recently as Executive Director of Ontario Freshwater Management at the Canada Water Agency. She has worked extensively on national and binational water-protection strategies, including for the Great Lakes, and previously held leadership roles with Environment and Climate Change Canada, including Director of the Science Policy Division. She recently moved to the Georgian Bay area, and we are excited to welcome her to NVCA and look forward to introducing her to many of you in the weeks ahead.

Jennifer's deep expertise in environmental stewardship, science-based policy and government service will be a tremendous asset as we work to strengthen NVCA's role as a trusted, reliable partner in conservation and sustainable development. Under her leadership, our goal is to be recognized for our expertise, environmental protection and high-quality, efficient customer service. Jennifer knows how to bring people together to find common ground and to get things done while protecting the environment.

I also want to sincerely thank our Interim CAO and Director of Corporate Services, Sheryl Flannagan, for her outstanding leadership during this transition period. Under her direction, we made significant progress on the continuous improvement agenda we committed to at the start of 2025.

In just the past few months, we have:

- Cut our planning and permitting backlog in half, with a goal to cut it in half again by the end of April and eliminate it entirely by July.
- Introduced a new "risk triaging" system to fast-track low-risk applications such as septic and pool permits.
- Implemented peer review practices to help expedite engineering and planning review of older and more complex files.
- Launched e-permitting, which improves the customer experience and saves an average of forty-five minutes per file on the administrative side.
- Strengthened our customer-service protocols to ensure timely, respectful and solution-focused responses to applicants and municipal partners.

These changes are already having a measurable impact, and we are grateful for the support and feedback many of you have provided. We are committed to continuing this work so NVCA is a responsive, effective and efficient partner in supporting sustainable, safe development across the watershed.

We also want to reiterate our openness to hearing from you: NVCA's leadership is available to meet with any municipality to hear your concerns, share updates and work together to resolve any outstanding issues. Our goal is to be a trusted and practical partner to our member municipalities.

Thank you again for your continued collaboration. I look forward to updating you further as we move forward under Jennifer Vincent's leadership and continue this important work together.

Sincerely,



Jonathan Scott

Chair, Nottawasaga Valley Conservation Authority



## **MEDIA RELEASE**

FOR IMMEDIATE RELEASE

### **NVCA Appoints Jennifer Vincent as New Chief Administrative Officer**

UTOPIA, Ontario (April 4, 2025) – The Nottawasaga Valley Conservation Authority (NVCA) is pleased to announce the appointment of Jennifer Vincent as its new Chief Administrative Officer (CAO). With nearly twenty-five years of experience in senior roles with the federal public service, Ms. Vincent brings a wealth of expertise in environmental science, policy and management.

Ms. Vincent joins NVCA from her current role as Executive Director of Ontario Freshwater Management at the Canada Water Agency, where she was instrumental in shaping national and binational water-protection strategies. Previously, she held senior leadership positions with Environment and Climate Change Canada, including serving as Associate Regional Director General of Ontario and as Director of the Science Policy Division. Her well-regarded career has focused on protecting the Great Lakes, building consensus on environmental issues with governments and Indigenous communities, and managing remediation of contaminated sites.

She recently moved to the Georgian Bay area and holds a Master's degree in environmental sciences from the University of Guelph and a Bachelor of Science in biology from Wilfrid Laurier University. Her career began at the Toronto and Region Conservation Authority as a waterfront biologist, bringing her full circle to conservation authority leadership.

"We are thrilled to welcome Jennifer Vincent as our new CAO," said Jonathan Scott, Chair of NVCA. "Her deep expertise in environmental stewardship, science-based policy and government service will be a tremendous asset as we work to strengthen NVCA's role as a trusted, reliable partner in conservation and sustainable development. Under her leadership, our goal is to be recognized for our expertise, environmental protection and high-quality, efficient customer service. Jennifer knows how to bring people together to find common ground and to get things done while protecting the environment."

"I am honoured to take on this role and to contribute to the vital work of protecting and enhancing the Nottawasaga Watershed," said Jennifer Vincent, incoming CAO of NVCA. "I look forward to working with the board, municipalities, stakeholders, businesses and community members to build on NVCA's strong foundation, ensuring that we continue to deliver trusted expertise, environmental stewardship and reliable, responsive service for the communities we serve."

Vice-Chair Gail Little, who led the recruitment process, added, " NVCA was fortunate to have received strong interest in the position of CAO from many qualified applicants. After the Board reached a unanimous decision, we are incredibly pleased to have Jennifer Vincent accept our offer. With her experience in building positive working relationships between all levels of government, community and businesses while maintaining consideration for environmental issues and water quality, we are confident in her ability to create a sustainable conservation authority for our eighteen member municipalities."

Ms. Vincent will officially assume her role as CAO of NVCA on May 5th.

Chair Scott concluded by thanking Director of Corporate Services Sheryl Flannagan for her service as Interim CAO, saying, "Our board is incredibly grateful to Sheryl for her effective tenure as Interim CAO. In just a few months, Sheryl worked diligently to improve relationships with municipalities, enhance customer service, and create greater efficiencies in our planning and permitting department. We are very thankful for her leadership and dedication to our organization."

Photos:



*Jennifer Vincent, NVCA's new CAO*



*From left to right: Gail Little (NVCA Vice Chair), Jennifer Vincent (NVCA new CAO), Jonathan Scott (NVCA Chair)*

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**About NVCA:** The Nottawasaga Valley Conservation Authority is a public agency dedicated to the preservation of a healthy environment through specialized programs to protect, conserve and enhance our water, wetlands, forests and lands.

**Media contact:** Maria Leung, Senior Communications Specialist at 705-424-1479 ext.254, [mleung@nvca.on.ca](mailto:mleung@nvca.on.ca)

April 9, 2025

Rick Tipping



Thornbury, Ontario

Re: 2025 Official Plan Review - **For Council's Consideration**

Attn: Mayor Matrosovs, Deputy Bordignon and Respected Councillors

Like me, I suspect many residents do not understand the significance of this document or how it has the potential to facilitate irreversible changes to our town. Many residents find the complexity of these many issues quite challenging and possibly intimidating. For these reasons, residents place their trust in both Council and staff to ensure the community's shared values are embodied and protected. To this point, I reference the following policies, legislation and question as to whether the OP adheres or reflects these principles.

Current development pressures, tourism and possibly forces yet to be determined are threatening to tear our town apart. Throw into this mix, economic turmoil with tariffs, possible recession and radically changing weather, Council must exercise extreme caution and deliberation. Efforts and decisions must be focused on how the residents want to move forward. As elected officials your first and only responsibility is to ensure the protection of resident's.

The Official Plan is a vital part in defining our future. We must choose wisely in developing the standards and regulations based on established community values. Council must connect to the silent majority, the residents. We are the only ones deeply committed to protecting our community's values. To those rural residents, who think this is simply an urban issue, think again, development respects no boundaries.

From the Town's **2020 Strategic Plan**<sup>1</sup>, "*Council provided direction to revise the Town's Mission, Vision and Values to be in alignment with the **three Pillars of Sustainability – Environment, Social and the Economy***". This prioritization makes the most sense. Without a healthy environment and a vibrant community, there is no sustainable economy. It also acknowledges the community's long-standing resentment towards development and tourism rooted in years of interference and manipulation of Town Councils to promote their self-interests. I.e. The Resort Condominium Tax Class.

O.P.'s Matrix confirms the basis of this resentment. It is obvious when we realize there is fundamental differences and opposing values between our community and the development/tourism sectors. Residents are committed to the preservation of the environment, our community's character and our liveability. The development and tourism sectors reject the three

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<sup>1</sup> <https://www.thebluemountains.ca/media/47>



Pillars and are committed solely to exploiting the natural environment for profit. They dismiss the importance of environmental protection unless it is legislated and our community's values. It's alarming when much of the O.P. appears to support development and tourism ignoring the community's values. Land is not infinite. Development is not infinite. Tourism is not infinite.

The promotion of our area as a four season playground has attracted primarily affluent buyers seeking recreational properties, retirees and investors but it is not producing our much needed affordable housing. Most residents associate current development with clear cutting, natural habitat destruction, shrinking wet-lands, drainage or flooding problems and increased financial demands to expand infrastructure. What residents don't see are the benefits, new parks, inter-connected trails, school sites, libraries, rec. centres, shopping areas and new start-up businesses.

The 2024 tax bylaw indicates residential property owners represent approximately 94% of total revenues with commercial/industrial at a meagre 6%. This percentage is substantially lower than required for sustainability. We must also add into the equation the fact that tourism is extremely vulnerable to economic down-turns and the uncertainties with climate change. Now consider the cost incurred by the Town for beach, roads, parks and trails maintenance resulting from the tourism. Unlike, other more desirable industries, for example an ice cream producer, the growth of tourism demands an ever expanding foot-print negatively affecting our environment and our liveability. The numbers don't lie. If tourism continues to expand, it will prove itself to be more of a financial burden. Town's support of tourism is extremely problematic and it will not provide the necessary economic prosperity and stability needed to ensure sustainability. It is economically irresponsible for the Town to promote further expansion of this sector.

Only through effective management of these forces will sustainability be achieved. In closing, I make the following suggestions for Council's consideration.

1. The O.P. must establish controls that effectively manage development and tourism to ensure community values are respected and prioritize to align with the *there Pillars*.
2. Considering we are the second fastest growing municipality and we have surpassed housing objectives, a pause is justified. It's time to reassess the Town's priorities and how we approach both development and tourism.
3. A comprehensive town planning initiative that clearly defines and protects our community's vision for the future must be adopted. Planning will identify specific land use areas, densities and height limits, school sites, parks, trails, rec. centre, libraries, commercial/industrial.
4. The total costs for the C of C and 171 King have yet to be revealed and it appears fully disclosure may prove extremely embarrassing for those directly involved. It now seems prudent to fully examine our current accounting and cost tracking practices to ensure timely and accurate reporting and accountability.
5. Adopt procedures and engineering standards to effectively manage infrastructure projects to ensure timely and financially responsible delivery from conception to fruition.

6. We are not Whistler nor do we choose to be. The Town's demographics are dramatically changing. New residents are attracted for a variety of reasons but I question how many will support tourism when they begin to experience how their liveability is being impacted..
7. It is fiscally and socially irresponsible for this Council or any Council to support or encourage the growth of tourism. The business model favours the owner's only with little or no financial benefits to the Town.
8. The Resort Condos and STA's must be taxed as commercial. This is no longer a political decision but a financial one.
9. Economic development remains illusive. Other municipalities have had significant success with attracting new business by providing pre-zoned, pre-serviced, shovel ready land. Build it and they will come.

Unfortunately, it appears Council has prioritized uncontrolled development and mindless tourism expansion to the detriment of our environment and the community. This exemplifies the short-term political thinking and acknowledges the private sector's influences that threatens the natural environment and our community.

Lastly "A picture is worth a thousand words" and "You never know what you have until you have lost it, and once lost you can never get it back." Is this what we really want for our Town? I'm sure the city folk will drive two hours to experience the same congestions as they have at home.



Respectfully

Rick Tipping

Cc: Clerk Corrina Giles and members of council



**Ministry of  
Municipal Affairs  
and Housing**

Office of the Minister

777 Bay Street, 17<sup>th</sup> Floor  
Toronto ON M7A 2J3  
Tel.: 416 585-7000

**Ministère des  
Affaires municipales  
et du Logement**

Bureau du ministre

777, rue Bay, 17<sup>e</sup> étage  
Toronto (Ontario) M7A 2J3  
Tél. : 416 585-7000



234-2025-1568

April 9, 2025

Dear Head of Council:

To further support municipalities in delivering much-needed housing and other provincial priorities, I am pleased to inform you that our government intends to expand strong mayor powers to your municipality.

Following previous expansions, we have seen strong mayors put these transformative powers into action to support growth, from proposing budgets to setting up organizational structures to proposing by-laws to help advance provincial priorities such as building more homes and constructing and maintaining infrastructure to support housing.

Our government's expectation is that you will make use of these powers in a similar way, supporting provincial priorities that will help our province and our communities grow. These priorities include supporting the construction of new homes, economic development and building infrastructure that supports community growth, including housing-enabling infrastructure like water and wastewater infrastructure, as well as roads, highways, transit and more.

Heads of council in strong mayor municipalities can:

- Choose to appoint the municipality's chief administrative officer.
- Hire certain municipal department heads, and establish and re-organize departments.
- Create committees of council, assign their functions and appoint the Chairs and Vice-Chairs of committees of council.
- Propose the municipal budget, which would be subject to council amendments and a separate mayoral veto and council override process.
- Veto certain by-laws if they are of the opinion that all or part of the by-law could potentially interfere with a provincial priority, such as housing, transit and infrastructure.
- Bring forward matters for council consideration if they are of the opinion that considering the matter could potentially advance a provincial priority.
- Propose certain municipal by-laws if they are of the opinion that the proposed by-law could potentially advance a provincial priority. Council can pass these by-laws if more than one-third of council members vote in favour.

.../2

If you have any questions, please reach out to my Director of Stakeholder and Caucus Relations, Tanner Zelenko, [REDACTED]

Please accept my best wishes.

Sincerely,

Hon. Rob Flack  
Minister of Municipal Affairs and Housing

c: Robert Dodd, Chief of Staff  
Martha Greenberg, Deputy Minister  
Caspar Hall, Assistant Deputy Minister, Local Government Division  
Sean Fraser, Assistant Deputy Minister, Municipal and Housing Operations  
Division  
Municipal Clerk and Chief Administrative Officer



Town of Amherstburg  
OFFICE OF THE MAYOR

Michael Prue, Mayor

April 15, 2025

SENT VIA EMAIL

Premier of Ontario  
Legislative Building  
Queens Park  
Toronto, ON, M7A 1A4  
VIA EMAIL: [premier@ontario.ca](mailto:premier@ontario.ca)

Attn: The Honourable Doug Ford, Premier of Ontario

Re: Resolution# 20250414-011 - Opposition to Strong Mayor Designation for the Town of Amherstburg

At its regular meeting on **April 14, 2025**, Amherstburg Town Council passed **Resolution 20250414-011** in response to the Province's recent proposal to designate Amherstburg as a **"Strong Mayor" municipality**, effective May 1, 2025.

**WHEREAS** the Province of Ontario has proposed to designate the Town of Amherstburg as a "Strong Mayor" community, granting enhanced powers to the Mayor effective May 1, 2025; and,

**WHEREAS** the Strong Mayor powers significantly alter the balance of governance at the municipal level, undermining the role of Council in decision-making and weakening the fundamental democratic principle of majority rule; and,

**WHEREAS** the Town of Amherstburg has a long history of collaborative, transparent, and accountable local governance built upon a foundation of Council-debate and shared decision-making; and,

**WHEREAS** many municipally elected officials across the province and members of the public have expressed significant concern regarding the imposition of these powers; and,

**WHEREAS** the Town of Amherstburg did not formally request or express a desire to be designated under the Strong Mayor framework; and,

**WHEREAS** a growing number of municipalities and elected officials across Ontario are questioning the appropriateness of the Strong Mayor system and are calling for its reconsideration or repeal;

**THEREFORE BE IT RESOLVED** that Amherstburg Town Council formally request that the Premier of Ontario and the Minister of Municipal Affairs and Housing immediately remove the Town of Amherstburg from the list of municipalities designated under the Strong Mayor legislation;

**AND BE IT FURTHER RESOLVED** that a copy of this resolution be sent to the Premier of Ontario, the Minister of Municipal Affairs and Housing, all regional Members of Provincial



# Town of Amherstburg

## OFFICE OF THE MAYOR

Michael Prue, Mayor

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Parliament, all Ontario municipalities, and the Association of Municipalities of Ontario (AMO) for their awareness and support.

We thank you for your attention to this matter and urge you to respect the democratic wishes of our Council and community.

Sincerely,

Michael Prue, Mayor  
Town of Amherstburg

Cc: The Honourable Paul Calandra (Minister of Municipal Affairs and Housing)  
Regional Members of Provincial Parliament  
All Ontario Municipalities  
The Association of Municipalities of Ontario (AMO)

April 14, 2025

Greenbelt Foundation  
404-720 Bathurst St  
Toronto, ON M5S 2R4

**Re: Support for the Shared Path Consultation Initiative**

To whom it may concern:

I am writing to express the Ontario Professional Planners Institute (OPPI)'s firm support for the Shared Path Consultation Initiative's Indigenous Collaborative Hub pilot project.

OPPI is the recognized voice of Ontario's planning profession with over 5,400 members who work in government, private practice, universities, and not-for-profit agencies in the fields of urban and rural development, community design, environmental planning, transportation, health, social services, heritage conservation, housing, and economic development. Members must meet quality practice requirements and are accountable to OPPI and the public to practice ethically and to abide by a Professional Code of Practice. Only full OPPI members are authorized by the *Ontario Professional Planners Institute Act*, 1994, to use the title Registered Professional Planner (or RPP).

Shared Path's mission to facilitate relationship-building between rights holders, First Nations, local governments, institutions, and organizations aligns closely with OPPI's commitment to advancing excellence in planning and fostering meaningful, collaborative relationships across communities.

In recognition of this alignment, OPPI and Shared Path entered into a partnership agreement in late 2024. Through this partnership, Shared Path is contributing expert guidance to the development of OPPI's forthcoming *Indigenous Engagement and Consultation Practice Guide* and has also committed to the creation and delivery of a professional development workshop on the Duty to Consult and Accommodate for Ontario planners, scheduled for launch in May 2025.

As part of our commitment, OPPI has pledged \$35,000 in support of Shared Path's Indigenous Collaborative Hub pilot project. We also intend to offer continued in-kind support for the success of the Hub. In line with OPPI's financial risk policies, however, the full release of our funds is contingent upon confirmation of a secondary funding source—ideally, a contribution of similar value from another partner.

There is, therefore, a compelling opportunity for another organization to support a groundbreaking initiative—one that holds the potential to significantly enhance the ability of Shared Path and OPPI to define and serve the public interest more effectively, while meaningfully advancing reconciliatory efforts for current and future generations.



OPPI's strategic directions emphasize professionalism in planning practice, building trusted designations, advocating for the profession, enabling knowledge exchange, and enriching the member experience. Shared Path's vision and work exemplify these values. We are confident that funding this initiative will generate lasting impact across planning practices in Ontario and beyond.

Thank you for considering this letter of support. Please do not hesitate to contact me should you require additional information.

Yours sincerely,



Ryan Des Roches, CD, OCT  
Registrar & Director, Special Projects  
Ontario Professional Planners Institute





April 16, 2025

Dear Council Members,

I am writing to object both to the apparent selection of 130 King West as the future site of indoor tennis “for South Georgian Bay” and the hasty process being followed to facilitate this. I would also urge the Town to abide by the recommendations of Ryan Gibbons on April 7 to conduct a comprehensive review of all suitable Town sites as Georgian Bay Racquet Initiative (GBRI) stated that they were amenable to all recommendations.

First, let’s be clear on what GBRI is proposing. It is not a couple more tennis courts but a “hub” a place to socialize; a racquet facility not for The Town of Blue Mountains but for Georgian Bay. They would like to provide a facility for competitive sport, coaching and tournament play. This is more akin to the private ski clubs than a community recreational space. For further reference I would urge Council to look at GBRI's website to see for themselves what they have in mind.

[https://georgianbayracquets.ca/?utm\\_source=collingwoodtoday.ca&utm\\_campaign=collingwoodtoday.ca%3A%20outbound&utm\\_medium=referral](https://georgianbayracquets.ca/?utm_source=collingwoodtoday.ca&utm_campaign=collingwoodtoday.ca%3A%20outbound&utm_medium=referral)

While 130 King West currently has two outdoor courts, it is wholly unsuitable for a racquet-plex on multiple grounds, foremost that it is in the middle of a residential neighbourhood. At one time this lot may have been on the Town’s outskirts but it is no longer the case. A community surrounds this plot which is the sole surviving green space adjacent to sensitive land bordering a salmon-spawning river. The long awaited paving of Peel street does not afford street parking. The creation of six courts and a parking lot would require the clear cutting and destruction of this beautiful site. I would like to suggest that the Town stick to its original plan and evaluate alternate suitable locations. I would suggest Tomahawk that is flat cleared land and already has other sports facilities and ample parking to accommodate tennis bubbles.

Re: the Process

The Staff Report prepared by Ryan Gibbons on April 7, states that a comprehensive review is to be conducted on all suitable Town sites. Yet the Town has launched a survey in which the sole property being considered is 150 King West. This is a contravention of its own directive to review alternate sites. Why the sudden rush to build a facility on this plot without any review of alternate sites? Why are there no photographs of what is being proposed for this site along with those of the current state?

The Town has also made this a public process, so everyone may participate. The public at large is already being asked to opine on what gets built on this Town site, yet those of us who live here and pay taxes are not yet required to participate? Isn’t the Town's first Strategic Priority Communication and Engagement? While GBRI has clearly made itself a stakeholder, I do not see how the general public is a stakeholder in a sports facility intended for our community.

Furthermore, GBRI’s forceful campaign, petitioning and Response Guide with “handy ideas and screenshots to help you navigate the The Town of Blue Mountains” survey, is misleading, offensive and manipulative with its “suggested feedback”.

I strongly object to the way in which Council has bowed to the vigorous petitioning of a special interest group, and failed to follow the recommendations of its staff to seek guidance on the selection of a suitable site. 130 King is a beautiful plot with natural beauty and would be a welcome addition as parkland, including the existing courts much like Bayview Park. Surely, more suitable space could be found to accommodate indoor courts, parking and competitive sport.

Sincerely,

Svetla Los  
Thornbury

Thornbury, April 15, 2025

FOR MAYOR AND COUNCIL CONSIDERATION

I would like to bring to your attention the attached correspondence I received from the Georgian Bay Racquets Club. I am not a member of this club and was not even aware of its existence until I was bombarded by multiple email from them encouraging me to complete the Public Survey for the 130 King St W development and to specifically state my support for a large indoor tennis facility.

Attached to their email is a document reproducing the survey and providing "response ideas" to all questions (see attached as well).

This group is lobbying and manipulating a process that is meant for residents of the Town of Blue Mountain. Please note that, in their promotional email, the Georgian Bay Rackets Club say: ***"Please forward this email to anyone who might support this effort – friends, family, neighbours, local players, and beyond!"***

It is, however, confusing because the TOBM's website says the survey is a residents' survey but the email notice that was sent by the Town says it's a public survey. This conflicting information may be the reason why non-residents are given the opportunity to weigh heavily on the decision that will not affect their surroundings.

I would also like to take this opportunity to reiterate that 130 King St Lot is the very last chance for this side of Thornbury and all its residents to have a public green space they can bike or walk to. There is no public space and no public water access past Little Beaver River.

Although the construction of a pedestrian bridge above Little Beaver River is planned to link one side of Thornbury to the other on foot and by bike, there is really nowhere to stop, nowhere to sit and nothing to do. A green space with benches to sit, space to throw a ball or a frisbee, enjoy an outdoor fitness class, meet friends, walk the dog, etc. is very much needed. 130 King St is close enough for all Thornbury residents to walk or bike to, thanks to the Georgian Trail and soon the pedestrian bridge.

Needless to say, a large tennis club would not interest the majority of the residents. It would require ample parking space to accommodate players coming from as far as Meaford, Owen Sound and Collingwood, which means a constant flow of cars. Such a facility would better be suited in a more commercial space where traffic and parking are already expected.

Respectfully,

Véronique Ponce

Resident of Thornbury

## FOR COUNCIL'S CONSIDERATION

### **Re: Property Development Survey for 130 King Street West**

Dear Mayor and Council:

At the April 7 meeting of Committee of the Whole, Council passed a motion recommending continued collaboration with the Georgian Bay Racquets Initiative. Meanwhile, the same group has launched what they're calling a "Response Guide" to help people fill out the Town's public survey on 130 King Street West, and I think that raises some serious red flags.

This looks like an organized campaign to steer the results. The Georgian Bay Racquets Initiative has sent out emails and attachments encouraging people to complete the survey in a way that boosts support for indoor tennis. They include sample answers, screenshots of the survey, and language aimed at getting indoor tennis to "poll as high as possible." They're also encouraging participation from *anyone*, regardless of where they live—whether that's Thornbury, Owen Sound, Wasaga Beach or anywhere in Ontario.

This is supposed to be a public consultation about a Town-owned property, but how meaningful is that consultation if one group is actively guiding responses with the goal of tipping the scale?

Many of us were under the impression that indoor tennis would be removed from the survey entirely, based on past public input as well as the staff and the consultant's guarantee. And yet here it is, asking respondents to state their choice and type of tennis courts (Question #16) and being pushed hard by one group with a very specific goal. It's confusing, and it leaves the impression that the process hasn't been transparent for residents or for Council.

I think this deserves a serious look. If the Town is going to base future decisions on the results of this survey, then we need to be confident that the results actually reflect what residents want, not just what one lobby group managed to mobilize.

Michael Seguin & Catherine Sholtz

 Thornbury



# Notice of Decision and Right to Appeal

**This is a notice about the decisions from the April 16, 2025, Committee of Adjustment Meeting.**

A certified copy of the Committee of Adjustment's decision is attached to this notice.

**If you disagree with this decision, you may file an appeal with the Ontario Land Tribunal (OLT).** An appeal must include the required Appellant Form and the required Fees made out to the Minister of Finance. The Appellant Form must also set out the objection to the decision and the reasons in support of the objection. Please note, only the applicant, public bodies with an interest in the matter, the Minister of Municipal Affairs and Housing, and 'specified persons', as defined by the Planning Act, are permitted to appeal decisions related to minor variance applications. These are recent changes that have been made to the Planning Act by the province.

The Appellant Form and fees must be delivered in person or by registered mail to the Secretary-Treasurer of the Committee of Adjustment:

Secretary-Treasurer  
Committee of Adjustment  
Town of The Blue Mountains  
32 Mill Street, P.O. Box 310  
Thornbury, ON, N0H 2P0

**The last date for filing an appeal is May 6, 2025, by 4:30 pm.**

More information about how to file an appeal, including the forms and fees, is available on the Ontario Land Tribunal website at <https://olt.gov.on.ca/>.

If there is an appeal to the Ontario Land Tribunal, except where all appeals are withdrawn, a hearing will be held and notice will be given to the Applicant, the Appellant, the Secretary-Treasurer of the Committee, and to anyone else as determined by the Ontario Land Tribunal.

If no appeal on this decision is received within twenty days of the decision, the decision of the Committee is final and binding. The Secretary-Treasurer will notify the Applicant and file a certified copy of the decision with the Clerk of the Town of The Blue Mountains.



**Town of The Blue Mountains  
Committee of Adjustment  
Decision**

In the matter of application for File No. **A05-2025** to consider a variance to the Town of The Blue Mountains Comprehensive Zoning By-law 2018-65, as amended.

**Date of Hearing:** April 16, 2025  
**Property Location:** 158 Snowbridge Way  
**Owner/ Applicant:** Emmett

**Purpose of Application:**

The purpose of this application is to request a minor variance from Table 9.1 - Exception 32 of the Zoning By-law:

1. To reduce the minimum rear yard setback for all accessory buildings and structures, including swimming pools and tennis courts from 15 metres to 13.43 metres;

**DECISION:**

THAT the Committee of Adjustment GRANT Application **A05-2025** to permit the construction of an in-ground swimming pool with a total surface area of 32.5 square metres that will be located at the rear yard with a minimum setback of 13.43 square metres.

Conditions and Reasons For Decision:

*See Attached Schedule "A"*

Robert B. Waind

Jim Oliver  
Chairman

Michael Martin

Jan Pratt

Duncan McKinlay  
Vice Chairman

**Date of Decision:** April 16, 2025

**\*The last date for filing an appeal to the decision is May 6, 2025\***

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**CERTIFICATION**

Planning Act, R.S.O. 1990, c.P13, Sec 45(10)

I, Carrie Fairley, Secretary-Treasurer of the Town of The Blue Mountains Committee of Adjustment, certify that the above is a true copy of the decision of the committee with respect to the application recorded therein.

\_\_\_\_\_  
Carrie Fairley, Secretary-Treasurer

Town of The Blue Mountains Committee of Adjustment  
32 Mill Street, Thornbury, Ont., N0H 2P0

Dated: April 16, 2025





**- Schedule A -**

**CONDITIONS:**

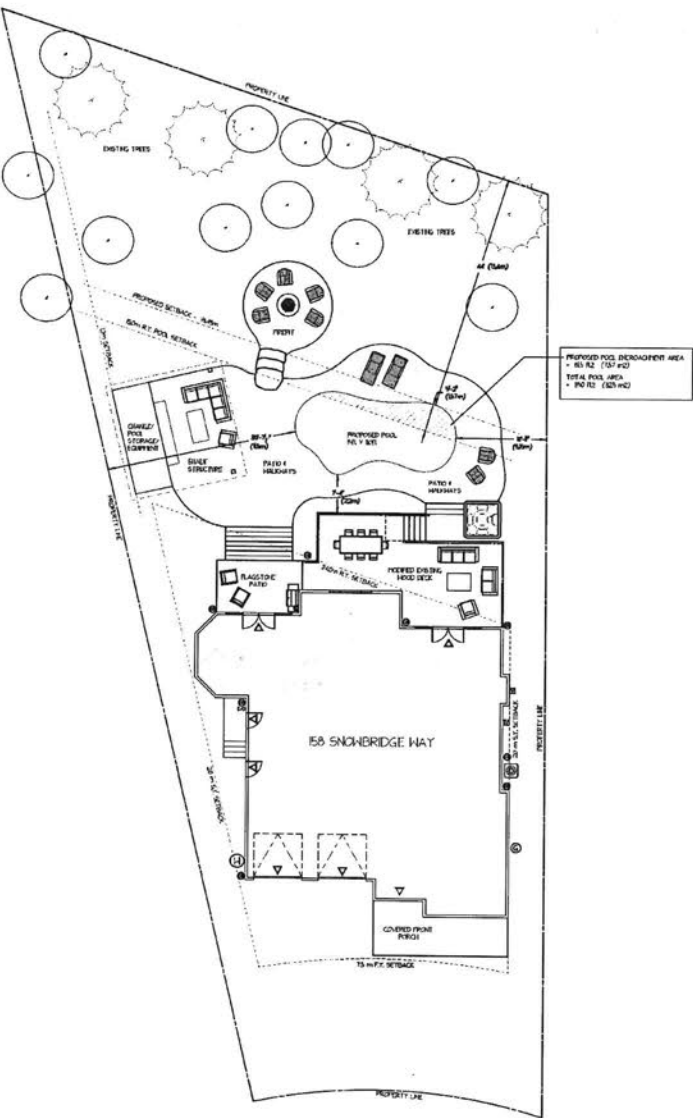
1. That the site development be constructed in a manner substantially in accordance with the submitted site plan; and
2. That this variance to the Zoning By-law is for the purpose of obtaining a building permit and is only valid for a period of two (2) years from the date of decision. Should a building permit not be issued by the Town within two years, the variance shall expire on April 16, 2027.

**REASON FOR DECISION:**

The Committee has reviewed the request as it relates to the four tests for minor variance of S.45. (1) of the Planning Act, as noted in the Planning and Development Services Staff Report PBS.25.026.

The Committee received written and/or oral submissions before and/or during the hearing and have taken these submissions into consideration when making the decision.

**APPLICANT'S SITE PLAN:**





# Notice of Decision and Right to Appeal

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A certified copy of the Committee of Adjustment's decision is attached to this notice.

**If you disagree with this decision, you may file an appeal with the Ontario Land Tribunal (OLT).** An appeal must include the required Appellant Form and the required Fees made out to the Minister of Finance. The Appellant Form must also set out the objection to the decision and the reasons in support of the objection. Please note, only the applicant, public bodies with an interest in the matter, the Minister of Municipal Affairs and Housing, and 'specified persons', as defined by the Planning Act, are permitted to appeal decisions related to minor variance applications. These are recent changes that have been made to the Planning Act by the province.

The Appellant Form and fees must be delivered in person or by registered mail to the Secretary-Treasurer of the Committee of Adjustment:

Secretary-Treasurer  
Committee of Adjustment  
Town of The Blue Mountains  
32 Mill Street, P.O. Box 310  
Thornbury, ON, N0H 2P0

**The last date for filing an appeal is May 6, 2025, by 4:30 pm.**

More information about how to file an appeal, including the forms and fees, is available on the Ontario Land Tribunal website at <https://olt.gov.on.ca/>.

If there is an appeal to the Ontario Land Tribunal, except where all appeals are withdrawn, a hearing will be held and notice will be given to the Applicant, the Appellant, the Secretary-Treasurer of the Committee, and to anyone else as determined by the Ontario Land Tribunal.

If no appeal on this decision is received within twenty days of the decision, the decision of the Committee is final and binding. The Secretary-Treasurer will notify the Applicant and file a certified copy of the decision with the Clerk of the Town of The Blue Mountains.



**Town of The Blue Mountains  
Committee of Adjustment  
Decision**

In the matter of application for File No. **A06 - 2025** to consider a variance to the Town of The Blue Mountains Comprehensive Zoning By-law 2018-65, as amended.

**Date of Hearing:** April 16, 2025  
**Property Location:** 174 Clark Street  
**Owner/ Applicant:** Keaney

**Purpose of Application:**

The purpose of this application is to request a minor variance from Section 4.3 (j) of the Zoning By-law:

1. To increase the maximum height for a detached private garage from 5 metres to 6.32 metres;

**DECISION:**

THAT the Committee of Adjustment GRANT Application **A06 - 2025** is to permit the construction of an addition that is approximately 61.9 square metres to existing detached garage. The height of the addition, measured from the finished grade to mid-point between the eave and the ridge is 6.32 metres.

Conditions and Reasons For Decision:

*See Attached Schedule "A"*



Robert B. Waind

Jim Oliver  
Chairman

Michael Martin

Jan Pratt

Duncan McKinlay  
Vice Chairman

**Date of Decision:** April 16, 2025

**\*The last date for filing an appeal to the decision is May 6, 2025\***

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**CERTIFICATION**

Planning Act, R.S.O. 1990, c.P13, Sec 45(10)

I, Carrie Fairley, Secretary-Treasurer of the Town of The Blue Mountains Committee of Adjustment, certify that the above is a true copy of the decision of the committee with respect to the application recorded therein.



Carrie Fairley, Secretary-Treasurer

Town of The Blue Mountains Committee of Adjustment

32 Mill Street, Thornbury, Ont., N0H 2P0

Dated: April 16, 2025



Town of The Blue Mountains  
 Committee of Adjustment  
 Decision

- Schedule A -

CONDITIONS:

1. That the site development be constructed in a manner substantially in accordance with the submitted site plan; and
2. That this variance to the Zoning By-law is for the purpose of obtaining a building permit and is only valid for a period of two (2) years from the date of decision. Should a building permit not be issued by the Town within two years, the variance shall expire on April 16, 2027.

REASON FOR DECISION:

The Committee has reviewed the request as it relates to the four tests for minor variance of S.45. (1) of the Planning Act, as noted in the Planning and Development Services Staff Report PBS.25.027.

The Committee received written and/or oral submissions before and/or during the hearing and have taken these submissions into consideration when making the decision.

APPLICANT'S SITE PLAN:

