

June 14, 2021

DEPUTATION: Helen Kimble

Re: Purchase Unopened Road Allowance Being Wellington Street Located Adjacent to Property at 151 Bay Street, Thornbury

**August 31, 2000**

A survey was completed by Zubek & Emo for the owners of Lot 47 at that time. They were working on the purchase of the road allowance. I do not know how far this went at that time but I have attached a copy for you to reference.

**April 8, 2004**

I purchased 151 Bay Street East being lot 46 Plan 410 Town of Thornbury. I have attached a copy of my Transfer of land for reference together with a copy of survey as well as a snapshot of the location of my garage from Geo Warehouse

**April 14, 2004**

Please refer to Notice of the Passing of a zoning By-Law. The purpose of the By-law was to construct a detached garage that will encroach into the required 7.5 metre side yard setback abutting a public street (Wellington Street)

The effect of this By-law s to permit 54 sq. metre detached private garage to be located a minimum distance of 2 metres from the easterly side lot line. Copy attached

**May 5, 2004**

I received a letter that By-Law 2004-20 was in full force and effect. Copy attached.

**April 8, 2004 to Date**

I have maintained at my own expense all maintenance of the road allowance both summer and winter.

**June 2020 to date**

I started the process of looking into the purchase of the road allowance for the following reasons

**On June 16, 2020**

I looked into the sale of Wellington Street by the Town of the Blue Mountains between 150 King St and 160 King Street. That I assume has been sold the owner(s) of the land.

I then determined that the King Street road allowance running though the Breaker Technology property had been previously sold to them.

I then thought I would like to start the process that had been started in 2000 to purchase the whole Wellington Street Road allowance that is adjacent to my home.

**My reasons are determined as follows:**

Very important to me is the road allowance be sold and adjoined to and become part of my lot allowing me ingress and egress to Bay Street. If I am not able to purchase it then it remains an open road allowance allowing me access to Bay Street East.

Tom B.  
Re 161 Bay

TOWN OF  
THORNBURY  
SCHEDULE "A"  
BY-LAW NO. 10-77  
LEGEND

SYMBOL	ZONE
R1	RESIDENTIAL R1
R2	RESIDENTIAL R2
R3	RESIDENTIAL R3
RM1	RESIDENTIAL MULTIPLE RM1
RM2	RESIDENTIAL MULTIPLE RM2
D	DEVELOPMENT D
C1	CORE COMMERCIAL C1
C2	GENERAL COMMERCIAL C2
C3	LOCAL COMMERCIAL C3
C4	RECREATIONAL COMMERCIAL C4
M1	GENERAL INDUSTRIAL M1
M2	PUBLIC INDUSTRIAL M2
I	INSTITUTIONAL I
TI	TOURIST CAMP TI
OS	OPEN SPACE OS
H	HAZARD H

10-1903 - DENOTES AMENDING BY-LAWS FOR REFERENCE PURPOSES ONLY AND DO NOT FORM PART OF SCHEDULE "A".

EXCEPTIONS -1, -2, -3 etc.

CONSOLIDATION - SEPT. 1988

AS AMENDED BY BY-LAW NO.'S: 13-77, 23-77, 25-77, 26-77, 27-78, 30-78, 33-78, 38-78, 40-78, 41-78, 46-78, 9-79, 15-79, 21-79, 6-80, 9-80, 10-80, 11-80, 13-80, 16-80, 18-80, 20-80, 22-80, 9-81, 14-81, 20-81, 24-81, 22-82, 5-83, 11-83, 12-83, 13-83, 19-83, 7-84, 14-84, 18-84, 19-84, 6-85, 14-85, 15-85, 16-85, 19-85, 21-85, 22-85, 24-85, 26-85, 1-86, 2-86, 17-86, 19-86, 23-86, 25-86, 27-86, 29-86, 32-86, 33-86, 36-86, 5-87, 7-87, 9-87, 13-87, 14-87, 8-88, 13-88, 13-88

0 25 50 100 150  
METERS





my garage.

45  
202575

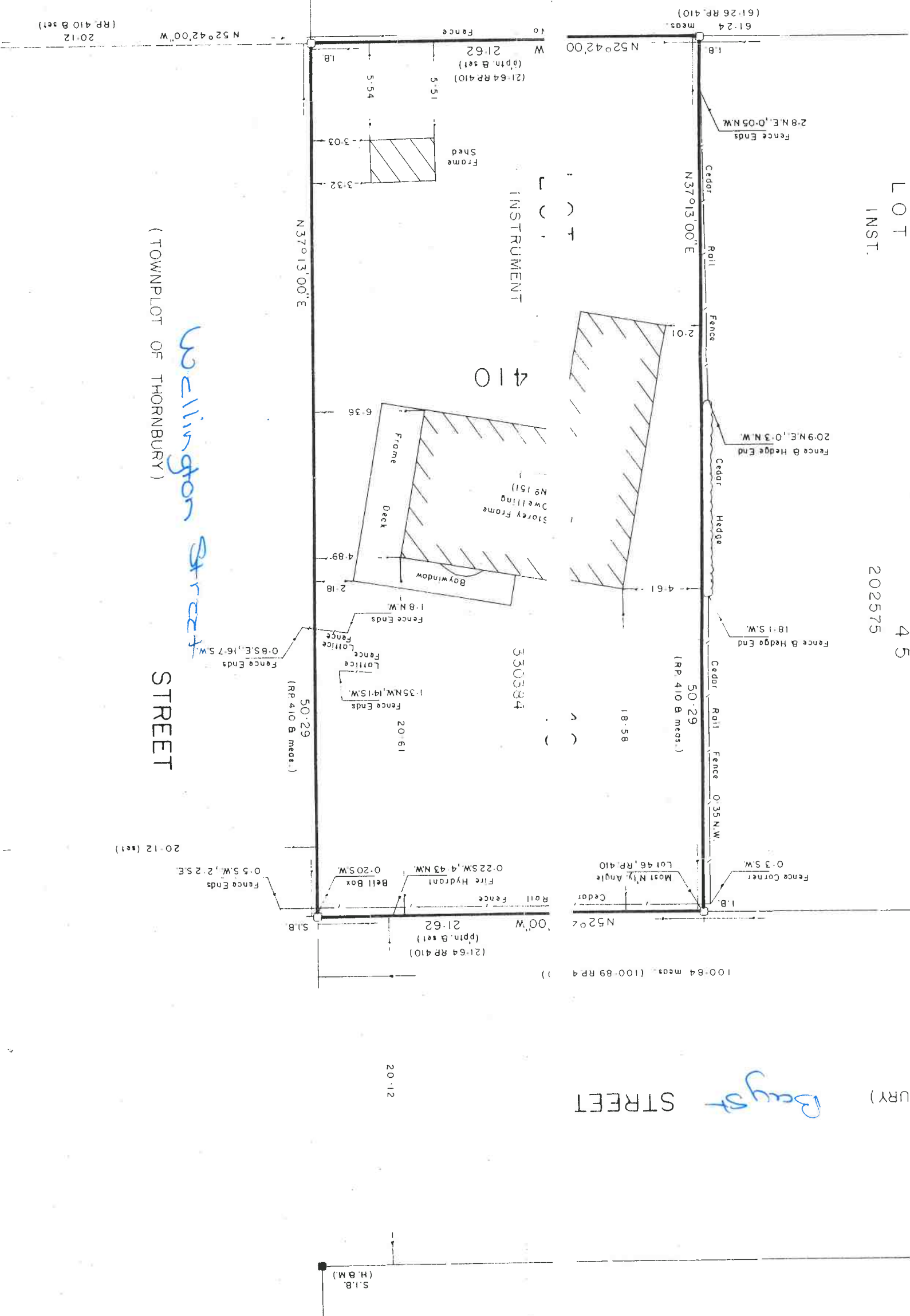
STREET

Bay St

TON

(TOWNPLOT OF THORNBURY)

STREET



THE CORPORATION OF THE TOWN OF THE BLUE MOUNTAINS

BY-LAW NO. 2004-20

Being a By-law to amend Zoning By-law No. 10-77  
which may be cited as "The Zoning By-law of the  
Town of Thornbury".

WHEREAS the Council of the Corporation of the Town of The Blue Mountains deems it necessary  
in the public interest to pass a by-law to amend By-law No. 10-77;

AND WHEREAS pursuant to the provisions of Section 34 of the Planning Act, the by-law may be  
amended by Council of the Municipality;

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWN OF THE BLUE  
MOUNTAINS ENACTS AS FOLLOWS:

1. Notwithstanding the provisions of Section 6.1(vi)(c) to the Zoning By-law of the Town of  
Thornbury, being By-law No. 10-77, a maximum 54 square metre detached garage may be  
located a minimum distance of 2 metres from the easterly side lot line, for those lands lying and  
being in the Town of The Blue Mountains, comprised of Lot 46, Plan 410 (151 Bay Street) as  
indicated in cross-hatching on the attached key map Schedule "A-1".
2. Schedule "A-1" is hereby declared to form part of this By-law.

READ A FIRST TIME THIS 13th DAY OF April, 2004.

READ A SECOND TIME THIS 13th DAY OF April, 2004.

READ A THIRD TIME AND FINALLY PASSED THIS 13th DAY OF April, 2004.

  
Ellen Anderson-Noel, Mayor

  
Stephen Keast, Clerk

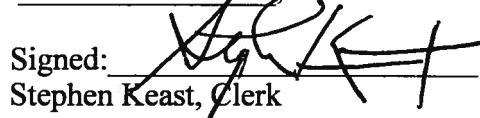
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I hereby certify that the foregoing is a true copy of By-law No. 2004-20 as enacted by the  
Council of the Corporation of the Town of The Blue Mountains on the 13th day of  
April, 2004.

DATED at The Blue Mountains

this 14th day of

April 2004.

Signed:   
Stephen Keast, Clerk

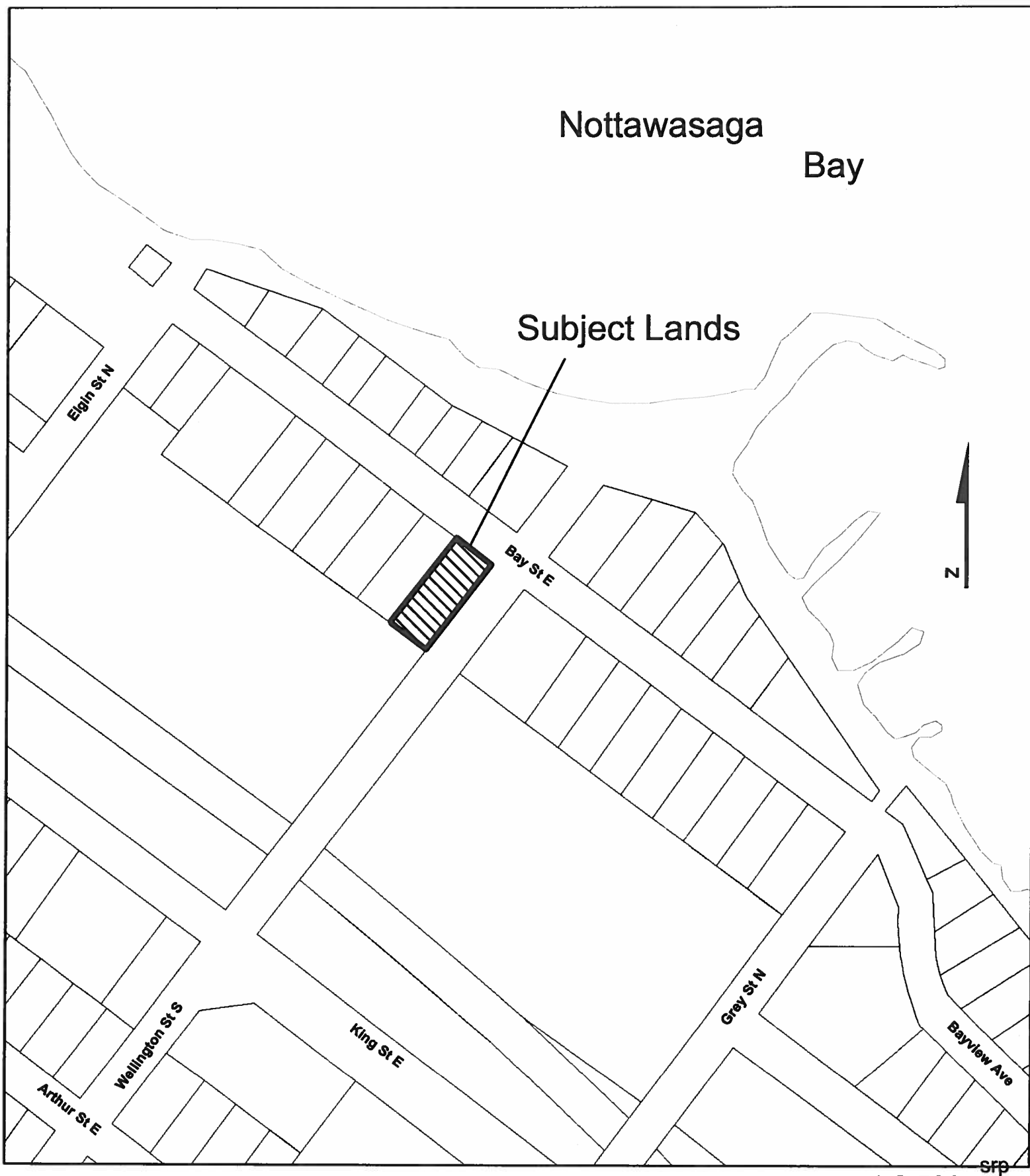
# KEY MAP SCHEDULE A-1

BY-LAW No. 2004-20

## TOWN OF THE BLUE MOUNTAINS



AREA AFFECTED BY THIS AMENDMENT



1:2,500

srp

**NOTICE OF THE PASSING OF A ZONING BY-LAW**  
**TOWN OF THE BLUE MOUNTAINS**

TAKE NOTICE THAT the Council of the Town of The Blue Mountains passed By-law No. 2004-20 on the 13th day of April, 2004 under Section 34 of the Planning Act.

AND TAKE NOTICE that any person or agency may appeal to the Ontario Municipal Board in respect of the by-law by filing with the Clerk of the Town of The Blue Mountains not later than the 4th day of May, 2004 a notice of appeal setting out the objection to the by-law and the reasons in support of the objection, together with the required \$125 fee made payable to the Minister of Finance.

AND TAKE NOTICE that only individuals, corporations and public bodies may appeal a zoning by-law to the Ontario Municipal Board. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

An explanation of the purpose and effect of the by-law, describing the lands to which the by-law applies, and a key map showing the location of the lands to which the by-law applies (or, alternatively, an explanation as to why a key map is not provided) are attached. The complete by-law is enclosed for inspection.

DATED at the Town of The Blue Mountains, this 14th day of April, 2004.

Stephen Keast  
Clerk  
Town of The Blue Mountains  
P.O. Box 310  
26 Bridge Street  
THORNBURY, Ontario  
NOH 2P0 (519) 599-3131

**PURPOSE AND EFFECT OF THIS BY-LAW**

The purpose of this By-law is to satisfy a request by the applicant to construct a detached garage that will encroach into the required 7.5 metre side yard setback abutting a public street. (Wellington Street)

The effect of this By-law is to permit a maximum 54 square metre detached private garage to be located a minimum distance of 2 metres from the easterly side lot line.

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