



Public Meeting Presentation

Randall Realty

c/o MHBC

3 Zina Street

Town File No. RZ-2022-02

Monday July 18, 2022

7:00 pm

Summary of Application

Application: Zoning By-law Amendment

Submitted by: Randall Realty c/o MHBC

Location: 3 Zina Street

File Number: RZ-2022-02

Received on: May 25, 2022

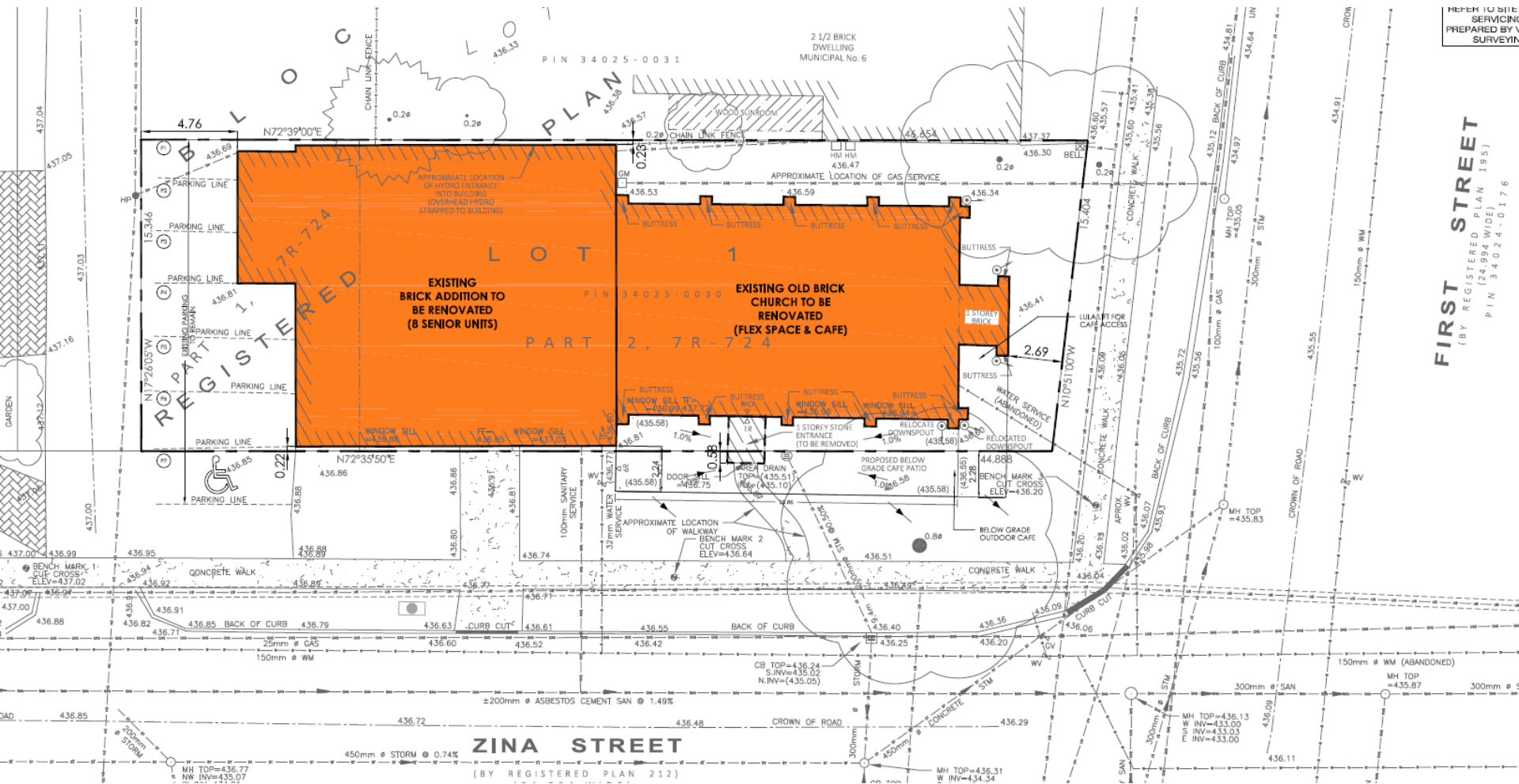
Deemed complete on: June 3, 2022

Proposal: permit the conversion of the existing place of worship into a mixed-use building, including 8 residential units and 184 square metres of flexible community meeting space, with an additional 165 square metre café in the basement.

SITE LOCATION



REFER TO SITE
SERVICING
PREPARED BY V
SURVEYING

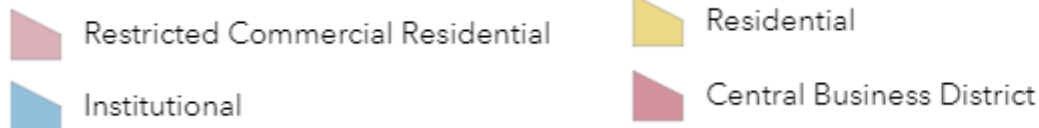




CURRENT OFFICIAL PLAN

“Restricted Commercial Residential”

- Permitted uses:
 - Residential
 - Commercial
 - Offices
 - Financial establishments
 - Clinics
 - Animal hospitals
 - Art galleries
 - Studios
 - Day nurseries
 - Funeral homes
 - Office services
 - Personal services
 - Institutional uses
 - Small-scale retail



CURRENT ZONING

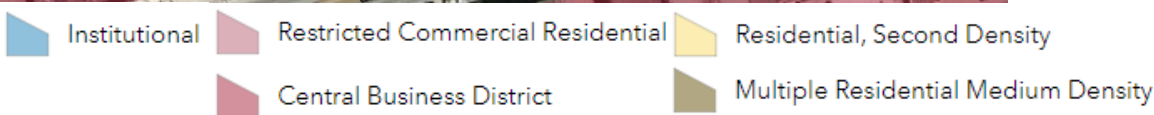
"Institutional (INST)"

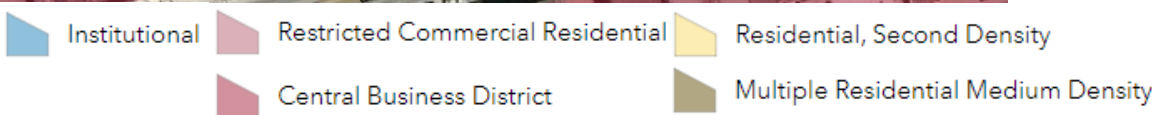


Subject Lands

• Permitted uses:

- Assembly hall
- Club house
- Community centre
- Nursing home
- Crisis care facility
- Day nursery
- Government building
- Hospital
- Library
- Medical centre
- Public park
- Religious institution
- Cemetery
- Retirement home
- School





PROPOSED ZONING

"Restricted Commercial Residential (C5)"

• Permitted uses:

- Single detached dwelling
- Semi-detached dwelling
- Duplex dwelling
- Triplex dwelling
- Converted dwelling
- Art gallery
- Art studio
- Beautician
- Business office
- Professional office
- Crisis care facility
- Funeral home
- Group home
- Hair care establishment
- Medical centre
- Medical laboratory
- Mixed-use building
- Nursery school
- Optometrist
- Pet grooming
- Religious institution
- Retirement home
- Retail store
- Shoe repair shop
- Tanning salon
- Veterinarian clinic
- Café
- Assembly hall
- Theatre
- Club house
- Multiple dwelling

Comments Received

Agency, Committee and Department Comments:

No concerns expressed by:

- County of Dufferin - Planning
- Enbridge Gas
- Orangeville Hydro
- Canada Post

Public Comments:

- No formal comment letters have been received to-date.

Next Steps

1. Statutory public meeting & information report to Council (Today)
2. Planning Division staff review of comments received through public consultation and circulation review - for applicant response
3. Planning Division staff to prepare a recommendation report for a Council decision

Thank You

For further information, please contact:

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