

**TOWNSHIP OF MCKELLAR
NOTICE OF PASSING OF A ZONING BY-LAW AMENDMENT**

**REZONING OF PCL 17978 SEC SS; LT 56 PL M142; LT 57 PL M142; LT 58 PL M142 EXCEPT
PT 2, 42R11713; MCKELLAR
PIN: 521300043**

TAKE NOTICE that the Council of the Corporation of the Township of McKellar passed By-law No. 2023-12 on the 7th day of March 2023, under Section 34 of the *Planning Act*.

The purpose of the proposed Zoning By-law Amendment is to satisfy a condition of Consent Application B33/2022. The retained lands from Consent Application B33/2022 are to be re-zoned from the Waterfront Residential 2 (WF2) Zone to the Special Provision 16.74 (SP 16.74) Zone to recognize a lot area of 0.286 ha where 0.4 ha is the minimum lot area required by the Inland Development 2 (RR) Zone. The severed lands and the benefitting lands from Consent Application B33/2022 are to be re-zoned from the Waterfront Residential 2 (WF2) Zone and the Special Provision 16.39 (SP 16.39) Zone, respectively, to the Special Provision 16.75 (SP 16.75) Zone to eliminate split zoning, to implement the recommendations of the scoped Environmental Impact Assessment prepared by Riverstone Environmental Solutions Inc., to recognize a minimum lot area of 0.370 hectares, where 1 hectare is required by the Waterfront Residential 2 (WF2) Zone, and to recognize a minimum lot frontage of 39 metres, where 90 metres is required by the WF2 Zone.

Written and oral submissions were submitted for Council's consideration prior to passing the By-law.

Take Notice that an individual, corporation or public body may appeal to the Ontario Land Tribunal, by filing a notice of appeal with the Clerk of the Township of McKellar not later than the 27th day of March 2023. The notice of appeal must set out the reasons for the appeal, and must be accompanied by the fee required by the Tribunal.

Take Notice that only individuals, corporations and public bodies may appeal a by-law to the Ontario Land Tribunal. 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.

And Take Notice that no person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

A copy of the By-law is available for inspection at the Municipal Office during regular office hours.

Dated at the Township of McKellar this 8th day of March, 2023.

Ina Watkinson
Clerk/Administrator
Township of McKellar
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McKellar, Ontario
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Key Map

