

NOTICE OF PASSING OF A ZONING BY-LAW AMENDMENT

By the Corporation of the Township of McKellar

TAKE NOTICE that the Council of the Township of McKellar passed By-law No. 2026-38 on the 4th day of August 2026, under Section 34 of the *Planning Act*, R.S.O. 1990, c. P. 13.

AND TAKE NOTICE THAT an individual, corporation or public body may appeal to the Ontario Land Tribunal (OLT) in respect of the By-law by filing with the Clerk of the Township of McKellar, no later than 24th day of August 2026, at 4:00pm.

A notice of appeal must:

- Be in writing,
- Set out the reasons for the appeal, and
- Be accompanied by the prescribed fee required by the Ontario Land Tribunal.

Appeal forms are available from the Ontario Land Tribunal website.

Who Can File an Appeal

Only individuals, corporations, and public bodies may appeal a zoning 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 group on its behalf.

Effect of Oral and Written Submissions

If a person or public body would otherwise have an ability to appeal the decision of the Council of the Township of McKellar to the (OLT) but the person or public body does not make oral submissions at a public meeting or make written submissions to the Township of McKellar before the by-law is passed, the person or public body is not entitled to appeal the decision.

No person or public body shall be added as party to the hearing of an 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 Ontario Land Tribunal, there are reasonable grounds to add the person or public body as a party.

When the By-law Comes into Effect

If no notice of appeal is filed on or before the last date for filing, the by-law will come into force on that date.

Explanation of the Purpose and Effect of the By-law

An explanation of the purpose and effect of the by-law describing the lands to which the by-law applies is provided below. A key map showing the locations of affected lands is also attached.

The complete by-law is available for inspection at the Township office during office hours.

Dated at the Township of McKellar this 5th day of August 2026.

Karlee Britton, Clerk/Administrator
Township of McKellar
P.O. Box 69
McKellar, Ontario P0G 1C0
Phone (705) 389-2842
E-mail: KBritton@mckellar.ca

THE PURPOSE AND EFFECT of the proposed Zoning By-law Amendment through By-law 2026-38 is to rezone 3 provisionally-approved waterfront lots (Consent B20/2024(McK)) from Tourist Commercial (C2) Zone to Waterfront Residential One – Exception 16.82 (WF1 – Exception) Zone that also requires a minimum 30 metre shoreline setback for septic systems, and maintenance of a minimum 15 metre wide shoreline buffer on each lot.

The Subject Lands are legally described as Part Lot 21, Concession 13; Part 4 42R-11993, PIN 52127 – 0261 (LT), in the geographical Township of McKellar, District of Parry Sound; known locally as 176 Balsam Road, Township of McKellar (See Key Map).

Key Map

