

NOTICE OF PUBLIC MEETING TOWNSHIP OF ELIZABETHTOWN-KITLEY

CONCERNING PROPOSED OFFICIAL PLAN AMENDMENT No. 7 and A ZONING BY-LAW AMENDMENT TO ZONING BY-LAW 13-21, AS AMENDED

Part of Lot 6, Conc 2, Geographic Twp of Elizabethtown
3817 County Road 26, Roll No. 080100001022200

YOU HAVE BEEN CIRCULATED THIS NOTICE as you are either a property owner within 120 m (400 ft.) of the property which is the subject of these Official Plan and Zoning By-law Amendment applications or you are a prescribed person or public body to be circulated under O.Reg. 543/06 and 545/06, the *Planning Act*, R.S.O.1990.

TAKE NOTICE that applications to amend the Official Plan and Zoning By-law have been received in relation to the above-noted lands and the Council of the Corporation of the Township of Elizabethtown-Kitley will hold a Public Meeting on **Monday, April 14, 2025, at 6:00 p.m.** in the Council Chambers at the Municipal Office located at 6544 New Dublin Road in New Dublin as well as via Council's virtual zoom meeting process to consider the following applications:

- **Purpose and Effect** – An application for a site-specific Official Plan amendment to the Township Official Plan under the Planning Act, R.S.O., 1990, Chapter P.13, Section 22, has been submitted. The lands subject to the Official Plan amendment are 9.22 ha (22.3 ac) in area and are currently designated Rural in the Official Plan. The draft plan of subdivision that was submitted with the application depicts 10 lots for single detached dwellings and 5 lots to be occupied by 4 townhouse dwellings per lot. The proponents have applied to redesignate the lands to a Residential – Special Exception designation to permit the development of a residential subdivision that includes single detached and townhouse dwellings.

An application for a site-specific Zoning By-law amendment to Zoning By-law No. 13-21, under the *Planning Act*, R.S.O., 1990, Chapter P.13, Section 34, has also been submitted. The lands subject to the rezoning amendment are the same lands that are subject to the application for the Official Plan amendment. A rezoning to Residential Type 1 (R1) is required to permit the 10 lots to be utilized for single detached dwellings and a rezoning to Residential Type – 3 – Special Exception is required to permit the proposed townhouse dwellings.

THE LANDS are also the subject of an Application for Subdivision that has been submitted concurrently to the United Counties of Leeds and Grenville, the approval authority for subdivisions is the United Counties.

IF you wish to be notified of the decision on the proposed amendments by the Township of Elizabethtown-Kitley **you must make a written request for such notice** to the Clerk, at the address below.

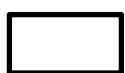
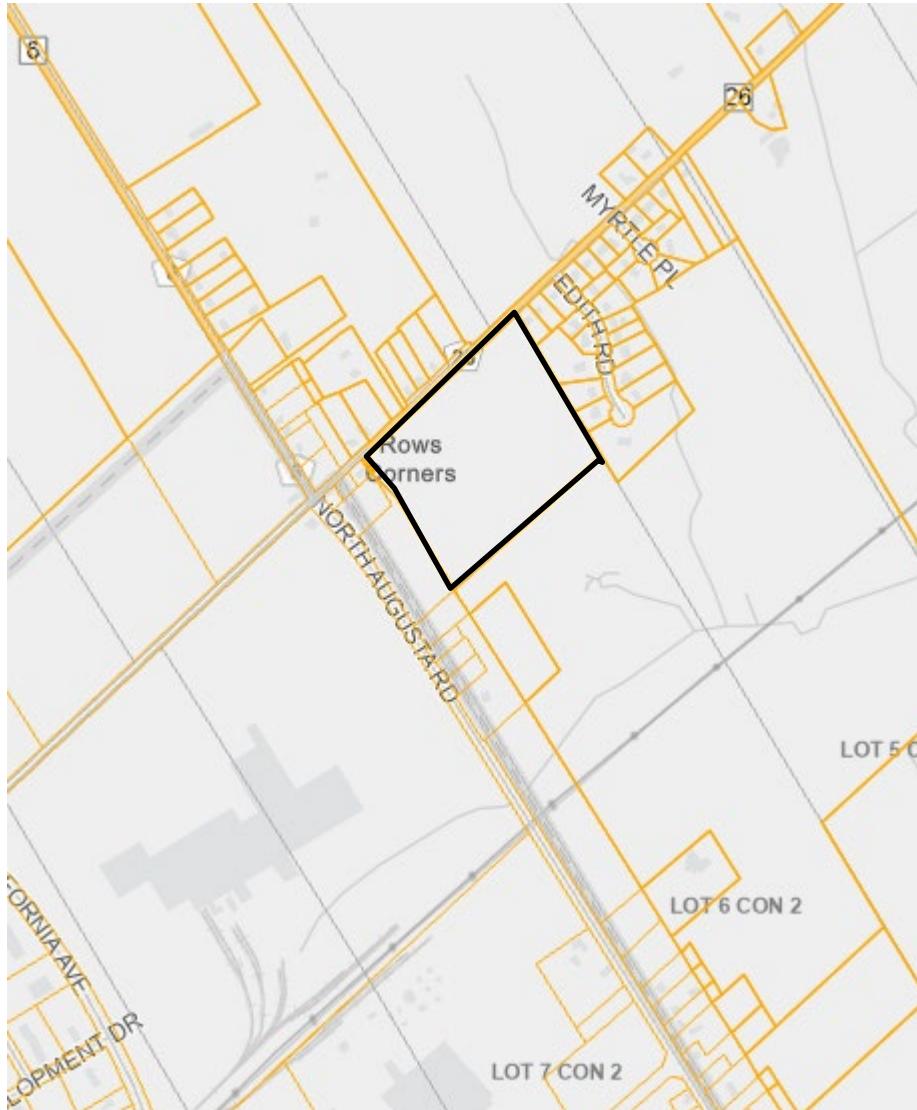
IF a specified person or public body would otherwise have an ability to appeal the decision of the Township of Elizabethtown-Kitley to the Ontario Land Tribunal but the specified person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Elizabethtown-Kitley before the proposed Official Plan amendment is adopted and/or the Zoning By-law amendment is passed, the person or public body is not entitled to appeal the decision.

IF a specified person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Elizabethtown-Kitley before the proposed Official Plan is adopted and/or the Zoning By-law amendment is passed, the specified person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Further information on the amendments is available for inspection at the municipal office at the address below during regular business hours or by contacting the Planning and Development Department by phone (Ext. 217) or via email.

Key Map

Part of Lot 6, Conc 2, Geographic Twp of Elizabethtown
3817 County Road 26



Proposed Official Plan and Rezoning Amendments to permit a residential plan of subdivision.

Dated this 21st day of March, 2025

Laura Stanzel, Deputy Clerk
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