



**Notice of Receipt of a Complete Application
Notice of Particulars and Public Access
Notice of Public Meeting for
Proposed Amendment to the Zoning By-law of
the Township of Oro-Medonte**

**2022-ZBA-16
(Crawford)**

Meetings are held in a hybrid format which permits in-person attendance or remote electronic participation. The Township will continue to livestream Public Meetings over the internet for public viewing and participation. Protocols have been established to advise how to electronically participate at public meetings. Please refer to the Township's website (oro-medonte.ca) for Public Meeting viewing and participation information.

Take notice that the Township of Oro-Medonte deemed the following application to amend Zoning By-law 97-95, as amended, a "Complete" Application pursuant to the *Planning Act* on the 15th day of December, 2022.

Take notice that the Development Services Committee of the Township of Oro-Medonte will hold an electronic hybrid Public Meeting on **February 1, 2023 at 5:45 p.m.** The purpose of the Public Meeting is to notify the public and to obtain public comments on a proposed Amendment to Comprehensive Zoning By-law 97-95, under Section 34 of the *Planning Act*, R.S.O. 1990 c. P. 13.

The subject lands are described as Part of Lot 26, Concession 8, municipally known as 983 & 985 Line 7 South. A key map illustrating the location of the subject lands, and a copy of the applicants site plan including the lands to be rezoned are included with this notice.

The purpose and effect of the proposed Zoning By-law Amendment is to rezone the subject lands from the Agricultural/Rural (A/RU) Zone to the Agricultural/Rural Exception (A/RU*##) to permit "commercial retail store" and "outdoor storage of boats and recreational vehicles" as additional permitted uses within the site specific A/RU*## Zone. These additional permitted uses will enable the conversion of the existing automotive repair and body shop to a "commercial retail store" and permit the continued outdoor storage of boats and recreational vehicles. In addition, the proposed Zoning By-law Amendment will provide that notwithstanding Table B4 of the Zoning By-law, the minimum lot frontage of 24 metres (78.7 feet) within the A/RU*## Zone shall be permitted. The lands are also the subject of related Consent Applications 2022-B-32 & 2022-B-33.

Input on the draft by-law amendment is welcome and encouraged. For specific details regarding public participation during the meeting please check the Township website at <https://www.oro-medonte.ca/municipal-services/planning-information>.

Written submissions can be made by:

1. Emailed to planning@oro-medonte.ca prior to or during the Public Meeting;
2. Dropped in the drop box at the Township Administration Office on Line 7 South;
3. Faxed to (705) 487-0133; or,
4. Mailed through Canada Post.

You can watch a live stream of the meeting on the Township's [YouTube Channel](#) (this link will not allow you to speak during the meeting).

Further details of the application are part of the public record and are available to the public for viewing/inspection on the Township's website www.oro-medonte.ca. Any

person wishing further information or clarification with regard to the application should contact the Planning Division at 705-487-2171 or planning@oro-medonte.ca.

Individuals who submit letters and other information to Council and its advisory bodies should be aware that all information, including contact information, contained within their communications may become part of the public record and may be made available through the agenda process which includes publication on the Township's website.

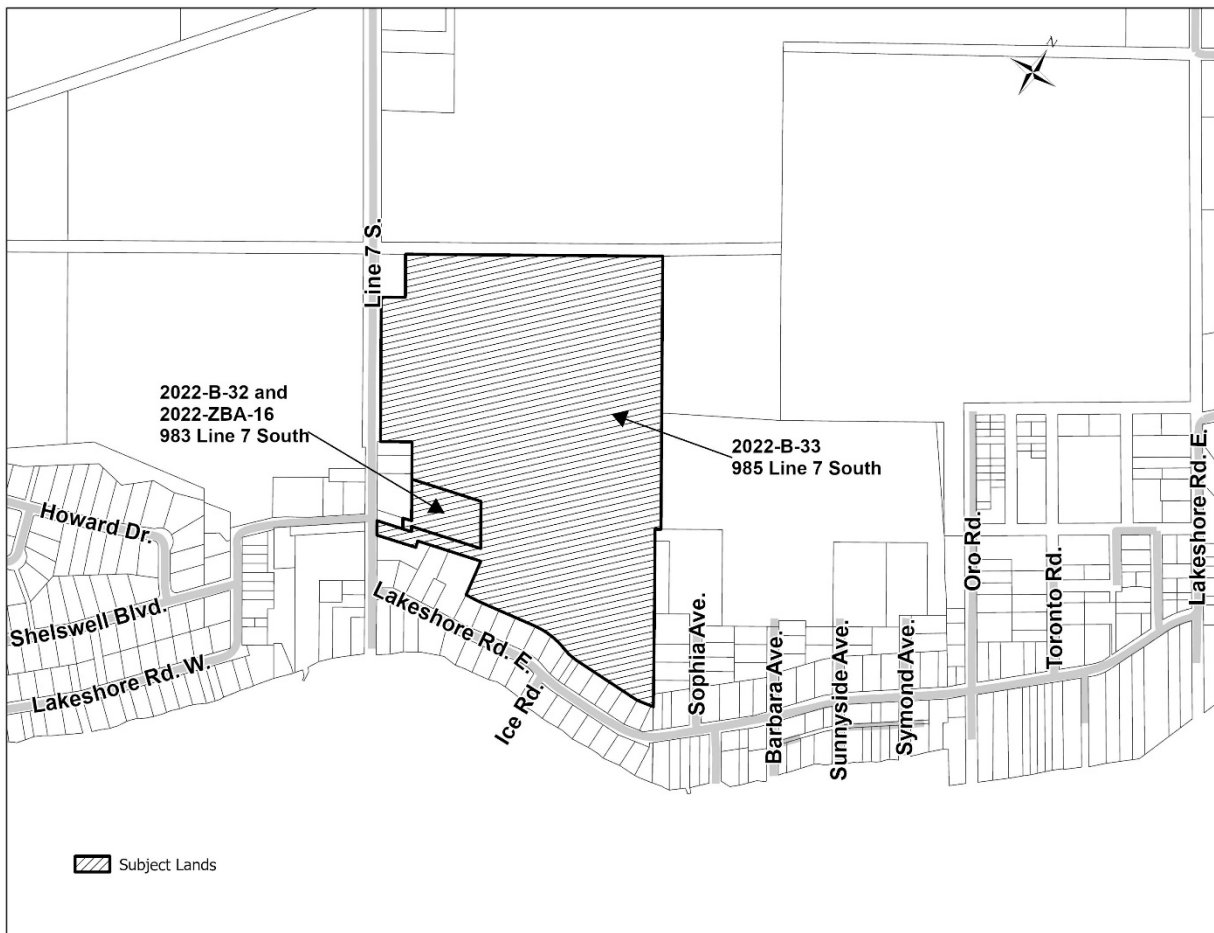
If a person or public body does not make oral submissions at the public meeting or make written submissions to the Director, Development Services, The Corporation of the Township of Oro-Medonte before the proposed Zoning By-law Amendment is passed or refused, the person or public body is not entitled to appeal the decision of the Council of the Township of Oro-Medonte to the Ontario Land Tribunal (OLT) and 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.

If you wish to be notified of the decision of the Township of Oro-Medonte in respect to the proposed Zoning By-law Amendment, you must make a written request.

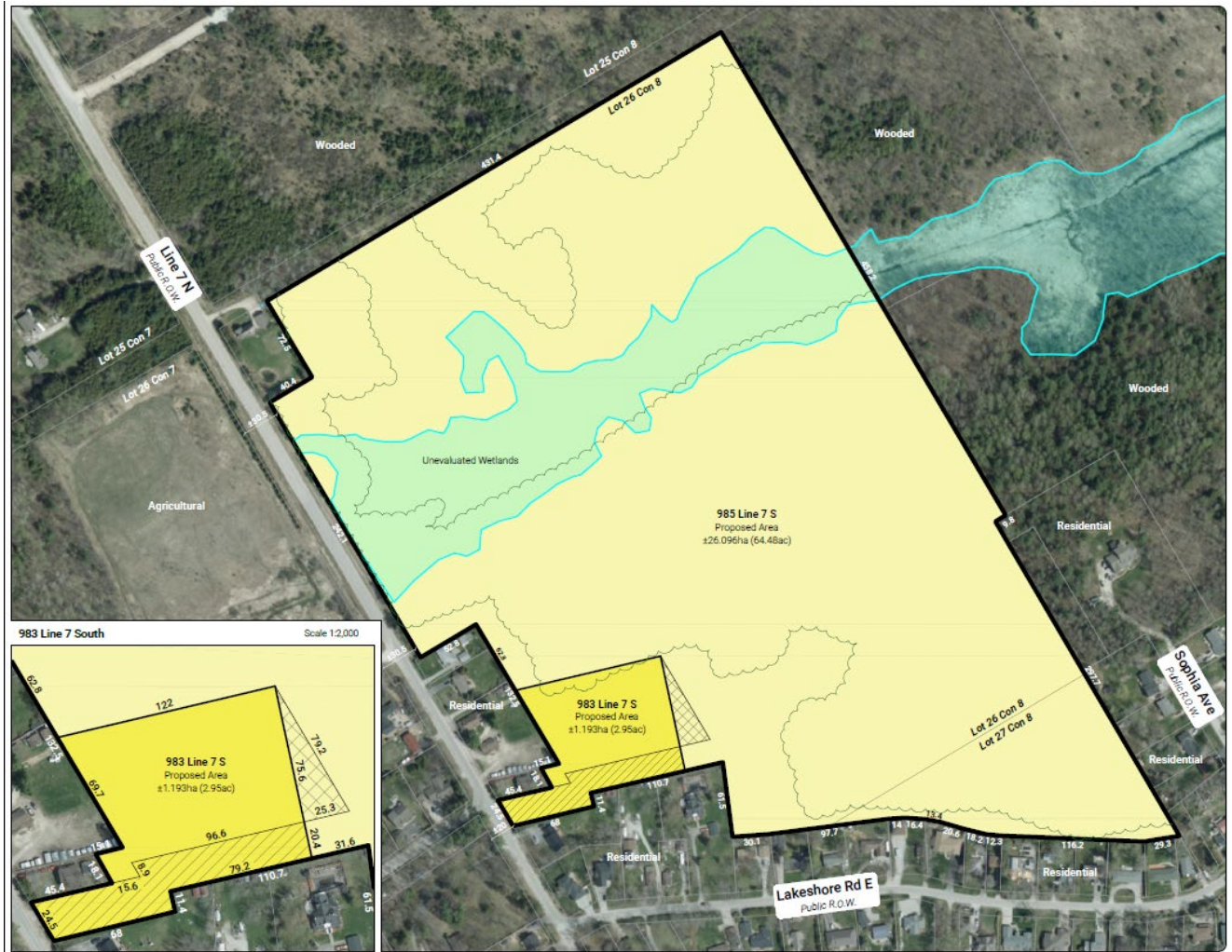
Written submissions/requests should be directed to:
Township of Oro-Medonte
148 Line 7 South
Oro-Medonte, Ontario L0L 2E0
Attn: Derek Witlib, Acting Director, Development Services
planning@oro-medonte.ca

Dated at the Township of Oro-Medonte this 11th day of January, 2023.

Location Map



Applicant's Site Plan/Zoning Sketch



LEGEND



Subject Lands

Lot Area: ±27.289ha (67.43ac)
 Lot Frontage: ±266.5m



985 Line 7 S

Existing Area: ±26.340ha (65.09ac)
 Proposed Area: ±26.096ha (64.48ac)
 Existing Frontage: ±266.5m
 Proposed Frontage: ±242.1m



983 Line 7 S

Existing Area: ±0.949ha (2.34ac)
 Proposed Area: ±1.193ha (2.95ac)
 Lot Frontage: 0m
 Proposed Frontage: ±24.4m



Lot Addition (From 985 to 983)

Area: ±0.340ha (0.84ac)



Lot Addition (From 983 to 985)

Area: ±0.096ha (0.24ac)