

THE CORPORATION OF THE MUNICIPALITY OF SOUTH DUNDAS
NOTICE OF PUBLIC MEETING CONCERNING
A PROPOSED ZONING BY-LAW AMENDMENT
PT LT 1-2 PL 50; LT 6-14 PL 100; PT LT 20 PL 100; LT 4-5 PL 111,
File NO. Z-2024-01 (STEPHEN MERKLEY DRYWALL LTD.)
APPLICANT: VALECRAFT HOMES (2019) LTD.

TAKE NOTICE that the Council of the Corporation of the Municipality of South Dundas will hold a Public Meeting on the 14th day of February 2024, at 6:00 p.m. at the Municipal Office, to consider a proposed Zoning By-Law Amendment under Section 34 of the *Planning Act*.

This Public Meeting allows the public to comment on the zoning change request for the property noted above.

The purpose and effect of the Zoning By-law amendment is to rezone PT LT 1-2 PL 50; LT 6-14 PL 100; PT LT 20 PL 100; LT 4-5 PL 111, Former Geographic Township of Iroquois, from “Residential First Density (R1)”, “Residential First Density – Special Exception 1 (R1-1)”, “Residential Fourth Density – Special Exception 2 (R4-2)”, and “Open Space (OS)” to “Residential Third Density – Special Exception 2 (R3-2)”, “Residential Fourth Density – Special Exception 2 (R4-2)”, and “Open Space (OS)” to increase the range of permitted residential uses as noted in the map below. The proposed amendment will accommodate the proposed draft plan application.

The Key Plan identifies the location of the property. This Zoning By-law Amendment is related to Plan of Subdivision application No. 02-SD-S-2023.

ANY PERSON may attend the Public Meeting conference call and/or make written or verbal representation either in support of or in opposition to the proposed Amendment.

If you wish to be notified of the decision of the Municipality of South Dundas on the proposed Zoning By-Law Amendment, you must make a written request to the Municipality of South Dundas at 34 Ottawa Street, P.O. Box 740, Morrisburg, Ontario, K0C1X0.

If a person or public body does not make oral submissions at the Public Meeting or make written submissions to the Municipality of South Dundas before the By-law is passed, the person or public body is not entitled to appeal the decision of the Council of the Municipality of South Dundas to the Ontario Land Tribunal.

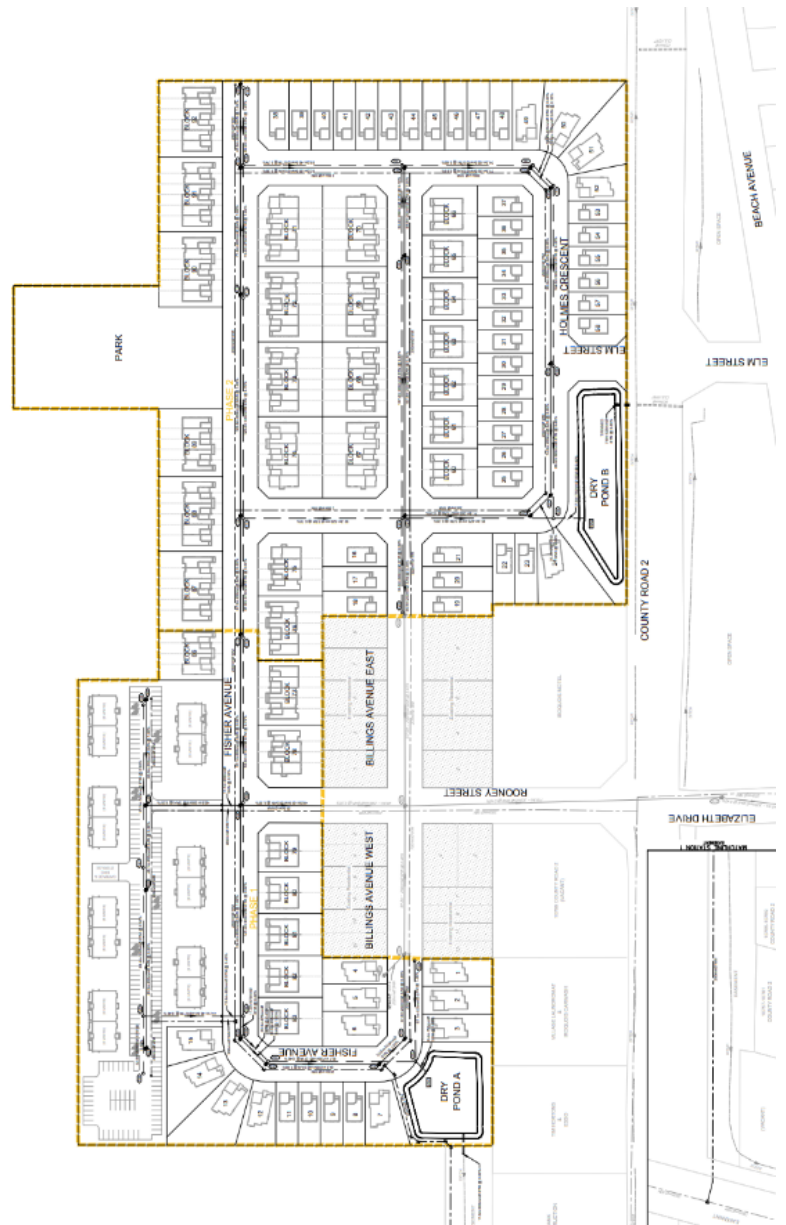
If a person or public body does not make oral submissions at the Public Meeting or make written submissions to the Municipality of South Dundas before the By-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If applicable, a request is made that the notice be posted in a location that is visible to all residents by the owner of any land that contains seven or more residential units.

For additional information about this matter, including information about appeal rights, please contact the Municipal Planning Consultant via email at planner@southdundas.com.

DATED at the Municipality of South Dundas the 24th day of January 2024.

Planning Department
Municipality of South Dundas
34 Ottawa Street, PO Box 740
Morrisburg ON K0C 1X0
Telephone: (613) 543-2673
planner@southdundas.com



SOUTH DUNDAS