



MUNICIPALITY OF  
**West Elgin**

**Notice of the Passing of a Zoning By-Law**

**Owner: TVDSB**  
**Applicant: Tyler Arvai**  
**Location: 145 Graham St.**  
**File: D14 3-2026**

**Take Notice** that the Council of the Corporation of the Municipality of West Elgin passed By-Law No. 2026-09 on the 26<sup>th</sup> day of February 2026 under Section 34 of the Planning Act, R.S.O. 1990.

The subject lands are legally described as Part of Lot 6, Concession 9, Lots 19 & 107, Plan 199 on the east side of Graham St. and municipally known at 145 Graham St. as shown on the key map on the back of this notice.

**THE PURPOSE AND EFFECT** of this By-law was to consider approval of a zoning by-law amendment to rezone the subject lands to a site-specific Institutional Special Use Regulation 3 (I-3) Zone and add a definition to the West Elgin Zoning By-law for Off-Site Accessory Worker Housing”.

The Written and Oral Submissions are summarized in the Planning Report 2026-07 and in the Statutory Public Meeting portion of the Council Meeting minutes of February 26, 2026; and were considered as part of the effect on the decision-making process.

**AND TAKE FURTHER NOTICE** that any person or public body may appeal to the Ontario Land Tribunal with respect to the By-law by filing with the Clerk of the Corporation of the Municipality of West Elgin, no later than the **19<sup>th</sup> day of March, 2026**, a notice of appeal setting out the objection to the by-law and the reasons in support of the objection, accompanied by the fee required by the Tribunal in the amount of \$1100.00 which must be in the form of a certified cheque, money order or credit card made payable to the Ministry of Finance and in Canadian funds. An Appellant may request a reduction of the filing fee to \$400, if the Appellant is a private citizen or eligible community group. The request for a reduction in the fee must be made at the time of filing the appeal. If you wish to appeal, a copy of an appeal form is available from the Ontario Land Tribunal website at: <https://olt.gov.on.ca/the-ontario-land-tribunal/>

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 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.

This Notice and the By-law is available online at the Municipality’s website, under the planning project file, at: [www.westelgin.net/current-planning-applications](http://www.westelgin.net/current-planning-applications)

**Dated at the Municipality of West Elgin this 27<sup>th</sup> day of February 2026.**

**Robert Brown, H. Ba, MCIP, RPP**  
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**Key Map (not to scale):**



**Zoning By-law Amendment Schedule A:**

