



## **Notice of Passing Concerning a Zoning By-law Amendment Pursuant to Section 34 of the *Planning Act, R.S.O 1990***

**File:** D14 04-2020

**Take notice** that Council of the Corporation of the Municipality of West Elgin passed By-law No. 2020-72 on the 8<sup>th</sup> day of October 2020, pursuant to Section 34 of the Planning Act, R.S.O. 1990, as amended.

By-law No. 2015-36, the Municipality of West Elgin Comprehensive Zoning By-law, as amended, is further amended by amending the text and maps of the Zoning By-law with the following: 1) updating and providing zone regulations for the Future Residential (FR) Zone; 2) providing zone regulations for the Future Development (FD) Zone; 3) expanding the Construction Uses section; 4) providing clarity to the Established Building Lines section; 5) deleting Schedule "H" and updating references to Minimum Distance Separation Formulae in accordance with Provincial guideline; 6) expanding the Interpretation section; 7) revising Multiple Zones section; and, 8) fixing mapping errors.

Only individuals, corporations and public bodies may appeal a zoning by-law amendment to the *Local Planning Appeal Tribunal (LPAT)* in respect of the by-law by filing with the Clerk of the Municipality not later than the **4<sup>th</sup> day of November, 2020**, a notice of appeal setting out the objection to the by-law and the reasons in support of the objection, accompanied by a fee of \$300.00 payable to the Minister of Finance. The appeal must be submitted on an 'Appellant Form' available at the LPAT website ([www.elto.gov.on.ca](http://www.elto.gov.on.ca)).

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 the group on its behalf.

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

A copy of the Zoning By-law Amendment is available for inspection daily, Monday to Friday, 8:30 a.m. to 4:30 p.m. at the Municipality of West Elgin administration office, 22413 Hoskins Line, West Elgin Ontario or by email from the Municipal Planner, Heather James at [planning@westelgin.net](mailto:planning@westelgin.net). The Zoning By-law Amendment can also be viewed online at [www.westelgin.net](http://www.westelgin.net) (under News and Notices).

Dated at the Municipality of West Elgin, this 15<sup>th</sup> day of October 2020.