



The Corporation of the Municipality of South Huron

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

Re: Zoning By-Law Amendment Application File #: Z02-2023
Location: 70948 BLUEWATER HIGHWAY (CON LRE PT LOT 5 PT 2 22R232;SUBJT TO EASEMENT)
Owner: Home Hardware Stores Limited
Applicant: Patterson Planning Consultants Inc C/O Scott Patterson

Please be advised that Council of the Municipality of South Huron passed By-law #23-2023 on the 15th day of May, 2023 under Section 34 of the *Planning Act*, R.S.O. 1990, as amended.

► You are being notified of this application because you are an agency that requires notice, or you have filed a written request with the Clerk to receive the notice of decision.

Purpose and Effect

The amendment changes the zoning of the lands proposed for the expansion of the Home Hardware Building Centre's lumber yard from AG1 (General Agriculture) to C3-14 (Highway Commercial – Special Provisions) to permit the lumber yard in this area and match the zoning of the rest of the lands used for the building centre. This By-law amends Zoning By-law #69-2018 of the Municipality of South Huron.

This application was considered complete on March 27th, 2023



Effect of Written and Oral Submissions

The planning report was presented with a recommendation to Council. Written Comments were received from Ministry of Transportation (MTO) as commenting agency which noted no concerns or objections. Council reviewed all materials received on this application and has taken these submissions into consideration when making its decision.

Appeals

Any person or agency may appeal to the Ontario Land Tribunal in respect of the by-law by filing with the Clerk of the Municipality of South Huron, **not later than the 6th day of June 2023** a notice of appeal setting out the objection to the by-law and the reasons in support of the objection, accompanied by the prescribed fee payable to the Minister of Finance by certified cheque or money order. The appeal must also be accompanied by the completed Appellant Form which is available from the Tribunal web site at <http://elto.gov.on.ca/> or by contacting South Huron.

Only individuals, corporations, and public bodies may appeal a zoning by-law to the Ontario Land Tribunal. 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 as a party 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 made written submissions to the Municipality of South Huron or, in the opinion of the Ontario Land Tribunal, there are reasonable grounds to add the person or public body as a party.

Please note that comments and opinions submitted on these matters, including the originator's name and address, become part of the public record and may be viewed by the general public and may be published in a Planning Report, Council Agenda or Council Minutes.

Additional Information

The complete by-law is available for inspection by contacting the Planning Coordinator at Planning@southhuron.ca or by called 519-235-0310 ext 252. Any questions relating to the by-law shall be directed to Rebekah Msuya-Collison, ext. 227. Information may also be posted on our website (www.southhuron.ca).

Dated at the Municipality of South Huron this 17th day of May, 2023.

“originally signed by”

Rebekah Msuya-Collison
Clerk