



The Corporation of the Municipality Of South Huron

Notice of No Appeals

Under Section 34(22) of *The Planning Act*, R.S.O. 1990

Re: Zoning By-Law Amendment Application File #: Z04-2025
Location: 150 Waterloo Street (*PLAN 376 S PT LOT 273 S PT; LOT 274*)
Owner: 2720924 ONTARIO LTD
Applicant: MR Engineering and Design C/O Matt Runge

► You are being notified because you are the owner or applicant for this application or you are an agency requiring notice.

Affidavit

I, Alex Wolfe, Clerk of the Municipality of South Huron hereby certify that the notice for By-law #44-2025 passed by the Council of the Municipality of South Huron on the 14th day of July 2025 was given in a manner and form to the prescribed persons or public bodies as required by Section 34(18) of *The Planning Act*, R.S.O. 1990.

I also certify that the twenty (20) day appeal period expired on the 6th day of August, 2025, to this date no notice of appeal of By-law #44-2025 has been filed.

By-law #44-2025 of the Corporation of the Municipality of South Huron is now in full force.

Alex Wolfe
Clerk

Dated at the Municipality of South Huron
This 11th day of August, 2025

Purpose and Effect

The application proposes to rezone the subject property from Residential - Low Density (R1) to Residential - Medium Density – Special Provisions (R2-8), to permit a rowhouse development. The special provisions would:

- Clarify that Waterloo Street is the front property line;
- Allow a reduced property depth of 36.5 metres where 38 metres would be required;
- Allow an increased zone coverage of 55% where 40% would be required;
- Allow a privacy fence rather than a planting strip; and
- Allow garages which project a maximum of 4.5 metres forward from the front wall where a 1 metre recess would be required, and which take up 58% of the front of the building where a maximum of 40% would be permitted.

This By-law amends Zoning By-law #69-2018 of the Municipality of South Huron.