

THE CORPORATION OF THE MUNICIPALITY OF SOUTH DUNDAS
NOTICE OF THE PASSING OF A ZONING BY-LAW AMENDMENT
Part of Lots 13 to 18, Concession 8
11249, 11303, and 11313 Snowbird Rd
(FORMER GEOGRAPHIC TOWNSHIP OF MATILDA)

TAKE NOTICE that the Council of the Corporation of the Municipality of South Dundas passed By-law No. 2022-17 on the 14th day of February 2022, under Section 34 (18) of the *Planning Act*.

AND TAKE NOTICE that any person or agency may appeal to the Ontario Land Tribunal in respect of the By-law, by filing with the Clerk of the Corporation of the Municipality of South Dundas not later than the 7th day of March 2022, a Notice of Appeal setting out the objection to the By-law and the reasons in support of the objection. A Notice of Appeal must include the prescribed fee of \$1100.00 (certified cheque or money order) payable to the Minister of Finance.

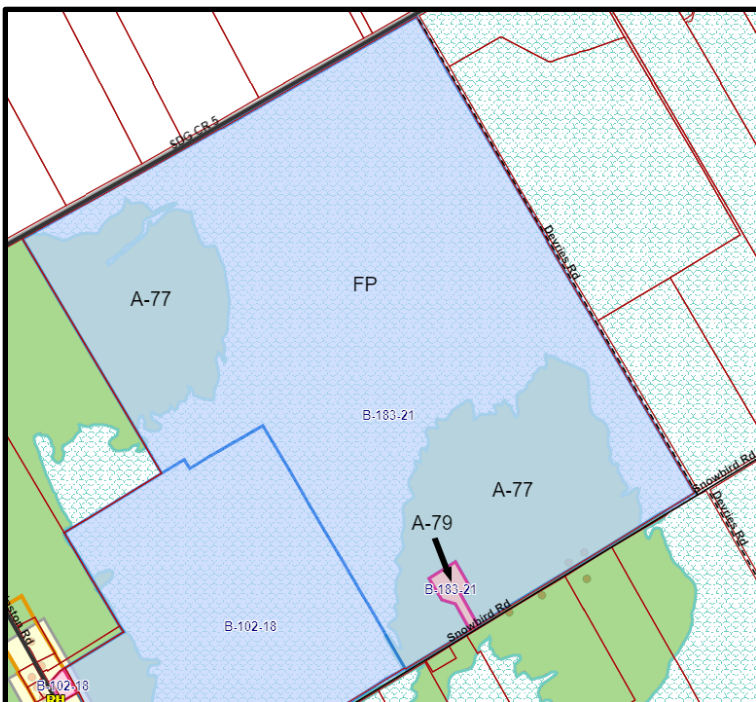
Only individuals, corporations and public bodies may appeal a By-law to the Local Planning Appeal Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body may appeal a By-law to the Ontario Land Tribunal 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 Tribunal, there are reasonable grounds to appeal the By-law. 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 written submissions to the Council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

This By-law will change the zoning for the property noted above. This By-law would rezone the parcel from "Agricultural (A)" and "Flood Plain (FP)" to "Agricultural – Special Exception (A-77)" and "Agricultural – Special Exception (A-79)" and "Flood Plain (FP)" based on the severed and retained lands of Consent Application No. B-183-21.

The purpose and effect of the Zoning By-law amendment is to rezone the severed portion of Consent No. B-183-21 to reduce the minimum lot frontage for a residential use and prohibit new and/or additional residential dwellings on the retained lands as a condition of consent approval.

The Key Plan identifies the location of approximately 660 acres of affected land.



This Zoning By-law Amendment is not related to any Minor Variance, Official Plan Amendment, Plan of Subdivision.

DATED at the Municipality of South Dundas this 15th day of February 2022.

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