



**Notice of Receipt of Complete Applications
Notice of Particulars and Public Access
Notice of Public Meeting for a
Proposed Draft Plan of Subdivision
and Amendment to the Zoning By-law
of the Township of Oro-Medonte**

**2024-SUB-02 & 2024-ZBA-20
(Robinson)**

Meetings are held in a hybrid format which permits in-person attendance or remote electronic participation. The Township will continue to livestream Public Meetings over the internet for public viewing and participation. Protocols have been established to advise how to electronically participate at public meetings. Please refer to the Township's website (oro-medonte.ca) for Public Meeting viewing and participation information.

Take notice that the Township of Oro-Medonte deemed the following applications to be "Complete Applications" pursuant to the **Planning Act** on the 6th day of December, 2024.

Take notice that the Development Services Committee of the Township of Oro-Medonte will hold a Public Meeting on **April 2, 2025 at 5:30 p.m.** in the Municipal Council Chambers. The purpose of the Public Meeting is to obtain public comments on a proposed Draft Plan of Subdivision and Amendment to the Zoning By-law.

The subject lands are described as Part East 1/2 Lot 15 Concession 8 Part 1 51R5854; Except Plan M101 & Part 1 51R6159 (Medonte). A key map illustrating the location of the subject lands and a copy of the applicants Draft Plan of Subdivision are included with this notice.

The purpose of Application 2024-SUB-02 is to consider a proposal for a Draft Plan of Subdivision comprised of 68 single detached residential lots.

The proposed Zoning By-law Amendment would amend Zoning By-law No. 97-95, as amended, by rezoning the subject lands from the Agricultural/Rural (A/RU), Agricultural/Rural Exception 15 (A/RU*15) and Environmental Protection (EP) zones to Residential One Zones with site specific provisions, Open Space (OS) zone and Environmental Protection (EP) zone. This zoning would facilitate the proposed Draft Plan of Subdivision for the 68 new residential lots.

Any person may attend the public meeting and/or make written or verbal representation either in support of, or in opposition to, the proposed Zoning By-law Amendment and/or the proposed Draft Plan of Subdivision. Written comments by any person unable to attend the meeting should be mailed/faxed/e-mailed to the Director, Development Services, The Corporation of the Township of Oro-Medonte to be received no later than 12:00 p.m. noon on **April 2, 2025**. Please ensure that you include your name and address so that you may be contacted if necessary.

Zoning By-law Amendment

If a specified person or public body would otherwise have an ability to appeal the decision of Council for The Corporation of the Township of Oro-Medonte to the Ontario Land Tribunal but the specified person or public body does not make oral submissions at a public meeting or make written submissions to The Corporation of the Township of Oro-Medonte before the by-law is passed, the specified person or public body is not entitled to appeal the decision.

If a specified person or public body does not make oral submissions at a public meeting, or make written submissions to The Corporation of the Township of Oro-Medonte before the by-law is passed, the specified person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Notwithstanding the above, subsection 34(19) of the Planning Act defines the parties that are eligible to appeal the decision to the Ontario Land Tribunal.

Plan of Subdivision

Only the applicant, a public body, a specified person or the Minister may appeal decisions in respect of a proposed plan of subdivision 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 group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal of the decision of the approval authority, including the lapsing provisions or the conditions, unless the person or public body, before the decision of the approval authority, made oral submissions at a public meeting or written submissions to the council, or made a written request to be notified of changes to the conditions or, in the Ontario Land Tribunal's opinion, there are reasonable grounds to add the person or public body as a party.

Notwithstanding the above, subsection 51(39) of the Planning Act defines the parties that are eligible to appeal the decision to the Ontario Land Tribunal.

The applications are part of the public record and are available to the public for viewing/inspection between 8:30 a.m. and 4:30 p.m. at the Township of Oro-Medonte Administration Building and available on the Township's website www.oro-medonte.ca. Any person wishing further information or clarification with regard to the applications or to arrange to inspect the applications should contact the Planning Division at 705-487-2171. Individuals who submit letters and other information to Council and its advisory bodies should be aware that all information, including contact information, contained within their communications may become part of the public record and may be made available through the agenda process which includes publication on the Township's website.

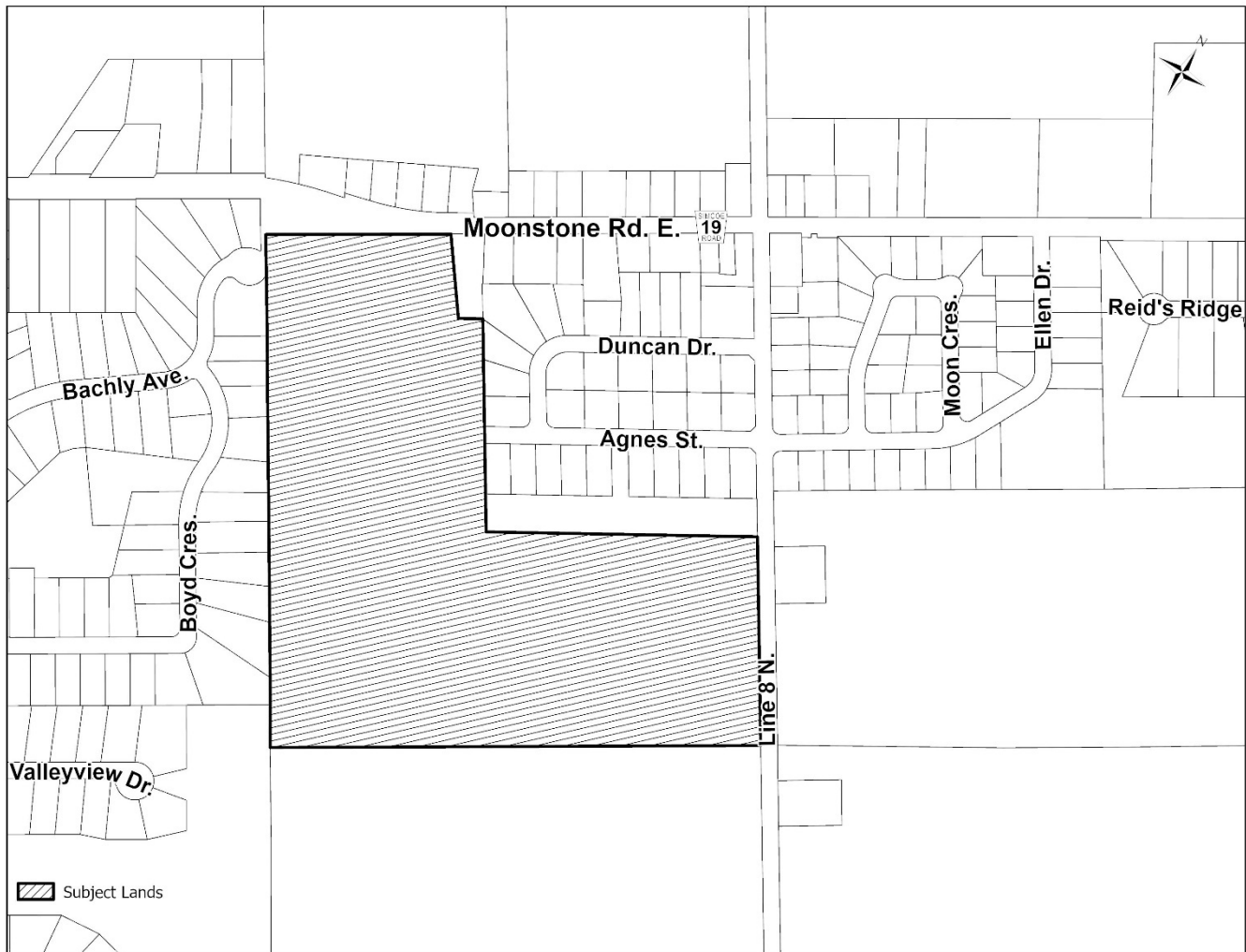
If you wish to be notified of the decision of the Township of Oro-Medonte in respect to the proposed Zoning By-law Amendment and/or of the proposed Draft Plan of Subdivision, you must make a written request.

Written submissions should be directed to:

Township of Oro-Medonte
148 Line 7 South
Oro-Medonte, Ontario L0L 2E0
Attn: Brent Spagonol, Director, Development Services
planning@oro-medonte.ca

Dated at the Township of Oro-Medonte this 27th day of February, 2025.

Location Map



Applicant's Draft Plan of Subdivision

