

P U B L I C N O T I C E

pursuant to Section(s) 34(12) of the Planning Act, R.S.O. 1990, as amended

APPLICATION(S) FOR ZONE CHANGE in the CITY OF WOODSTOCK

City of Woodstock
P.O. Box 1539, 500 Dundas Street
Woodstock, ON N4S 0A7
Telephone: 519-539-1291

DATE: Friday, September 29, 2023

FILE: ZN 8-23-10 (1212949 Ontario Inc.)

Purpose and Effect of the Proposed Zone Change

The purpose of the application is to rezone the property from Future Development Zone (FD) to Special Prestige Industrial Holding Zone (M1-sp (H)), to permit industrial development on the subject lands, specifically:

- all uses permitted in the M1 Zone; except that a motel or hotel shall not be permitted;
- assembly hall;
- a catering facility;
- a commercial school;
- a financial institution;
- an eating establishment;
- a medical clinic;
- a recreational building (indoor sports).

Special provisions have been requested seeking to permit a reduced front yard depth (from Lansdowne Avenue), rear yard depth, interior side yard width, landscaped open space, and reduced setback to the EP1 Zone.

The subject lands front on the south side of Lansdowne Avenue, lying between Halifax Road and Oxford Road 4, and are legally described as Part Lot 13, Concession 2 (Blandford) in the City of Woodstock.

Public Meeting

The Council of the City of Woodstock will hold a public meeting to consider the proposed Zone Change on:

Date: **Monday, October 16, 2023**
Time: **7:00 p.m.**
Place: **Council Chambers, City Hall, 500 Dundas St, Woodstock, ON N4S 0A7**

Please be advised that a sign language interpreter is available to attend the Public Meeting held at the City of Woodstock. Where the services of a sign language interpreter are required, arrangements must be made with the City Clerk's Office at least seven (7) days in advance of the meeting. You can contact the City Clerk's Office at 519 539-1291 or via e-mail at skatikapalli@cityofwoodstock.ca.

If you wish to speak or make a presentation to City Council regarding this application at the Council meeting of October 19, 2023, you must advise the clerk of your reasons, in writing, no later than 2:00 PM on the Tuesday prior to the meeting. Copies of any presentation must be provided at the time of the request to the City Clerk.

Please be advised that Council may approve, modify or refuse the requested application(s) at the meeting. If you do not provide written comments or register to speak as a delegation, Council may proceed and may not advise you of any proposed modifications. If a by-law is approved, notice of passing of the by-law will be mailed or published in a local newspaper.

If a person or public body that files an appeal of a decision of the City of Woodstock in respect of the proposed Zone Change does not make oral submissions at a public meeting or make written submissions to the City of Woodstock before the proposed amendment is adopted, the Ontario Land Tribunal may dismiss all or part of the appeal.

If you have any questions regarding the above-noted application and how to preserve your appeal rights, please contact **Justin Miller, Development Planner**, Community Planning Office (**519-539-9800 ext. 3210**). Written comments may be forwarded to the address below or emailed to: planning@oxfordcounty.ca. Please include the applicant's name and our File Number on all correspondence.

Yours truly,



/lb

Eric Gilbert, MCIP, RPP
Manager of Development Planning
Community Planning Office
County of Oxford
21 Reeve Street
Woodstock ON N4S 3G1
Telephone: 519-539-9800 / Fax 519-421-4712

Plate 1: Location Map with Existing Zoning
ZN 8-23-10 - 1212949 Ontario Inc.
Part Lot 13, Concession 2 (Blandford), City of Woodstock



Legend

Zoning Floodlines Regulation Limit

- 100 Year Flood Line
- 30 Metre Setback
- Conservation Authority Regulation Limit
- Regulatory Flood And Fill Lines
- Land Use Zoning (Displays 1:16000 to 1:500)

Notes



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

January 5, 2023