

TAKE NOTICE that the Council of the Corporation of the Township of Guelph/Eramosa passed By-law No. 19/2018, on the 9th day of April, 2018, under Section 34 of the *Planning Act*, R.S.O. Chapter P. 13, as amended.

AND TAKE NOTICE that the last date for filing a notice of appeal to the Local Planning Appeal Tribunal in respect of the by-law is the **2nd day of May, 2018**. A Notice of Appeal setting out the reasons for the appeal must be filed with the Clerk of the Township of Guelph/Eramosa and accompanied by the appropriate fee as required by the Local Planning Appeal Tribunal.

NOTE: 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 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.

AN EXPLANATION of the purpose and effect of the by-law applies to the Agricultural (A), Rural Residential (RR), Village Residential Low Density (R1), Village Residential Medium Density (R2), Village Commercial (C1), Village Service Commercial (C2), Hamlet Mixed Use (C3), and the Highway Commercial (C4) zones which permit residential uses within the Township of Guelph/Eramosa and currently subject to Zoning By-law 40/2016, save and except for By-law 34-95 "The Rockwood Ridge Subdivision By-law".

PURPOSE AND EFFECT

By-law 19/2018 amends Zoning By-law 40/2016, being Zoning By-law controlling land use development within the Township of Guelph/Eramosa. The purpose of the by-law is to introduce regulations regarding Accessory Second Units in ancillary buildings and structures consistent with the County of Wellington Official Plan, with associated changes to definitions and provisions of Section 4.4.1(Accessory Second Unit in Agricultural or Residential Zone Regulations); to permit apartment uses above ground floor commercial buildings containing 1 or more dwelling units only in the Village Commercial (C1) and Village Service Commercial (C2) zones; to permit single detached and semi-detached dwelling units within the Village Service Commercial (C2) Zone so as to enable a full range of housing types in the "transition area" of Rockwood and to be consistent with the County of Wellington Official Plan.

Public consultation of the proposal for a Zoning By-law Amendment was provided through a notice published in the newspaper dated March 1, 2018 and a public meeting held on April 9, 2018. All comments received were considered as part of the decision making process as discussed in Planning Report 18/21.

The complete by-law passed as By-law 19/2018 is available for inspection in the Clerk's Office located at 8348 Wellington Road 124 (at Brucedale), during regular business hours (8:30 a.m. to 4:30 p.m.) with the exception of office closures.

Dated at the Township of Guelph/Eramosa, this 12th day of April, 2018.

Meaghen Reid, Clerk
Township of Guelph/Eramosa
8348 Wellington Road 124, P.O. Box 700, Rockwood, Ontario N0B 2K0
Telephone: (519) 856-9596 Ext. 107 Fax: (519) 856-2240 Email: mreid@get.on.ca

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If you require an alternative format, please contact the Township Clerk.