

TAKE NOTICE that the Council of the Corporation of the Township of Guelph/Eramosa passed By-law No. 22/2024, on the 3rd day of June 2024, under Section 34 of the Planning Act, R.S.O. Chapter P. 13, as amended, affecting all Township lands related to Zoning By-law 40/2016.

AND TAKE NOTICE that the last date for filing a Notice of Appeal to the Ontario Land Tribunal (“OLT”), in respect of the by-law, is the 26th day of June 2024. 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 OLT.

NOTE: Only individuals, corporations and public bodies may appeal a by-law to the OLT. 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 and a key map showing the lands to which the by-law applies, are shown below.

PURPOSE AND EFFECT

The purpose of the amendment is to address the “as built” widths of driveways within the Noble Ridge Subdivision that are in contravention of the Township-approved plans by exceeding the maximum allowable driveway width under Section 5.1.10.3(2)(b) of Zoning By-law 40/2016, being the by-law controlling land use development within the Township of Guelph/Eramosa.

By-law No. 22/2024 amends the site-specific zoning (R1 21.157) of the Noble Ridge Subdivision to include a provision that permits a maximum driveway width equal to the width of the garage and a maximum of 6.5 m, effectively recognizing the width of driveways at the time of building permit issuance.

Public consultation of the proposal for a Zoning By-law Amendment was provided through a notice published in the Wellington Advertiser on April 11th, 2024, and a Public Meeting held on May 6th, 2024. All comments received were considered as part of the decision-making process as discussed in Planning Report 24-18.

The complete by-law passed as No. 22/2024 is available for inspection by contacting clerks@get.on.ca during regular business hours (between 8:30 a.m. and 4:30 p.m. with exception of office closures) at the Township of Guelph/Eramosa Municipal Office as of the date of this notice.

Dated at the Township of Guelph/Eramosa, this 6th day of June, 2024.

Amanda Knight, Clerk
Township of Guelph/Eramosa
8348 Wellington Road 124, P.O. Box 700
Rockwood, Ontario N0B 2K0
Telephone: (519) 856-9596 Ext. 125
Fax: (519) 856-2240
Email: aknight@get.on.ca

This document is available in larger font on the Township’s website at www.get.on.ca . If you require an alternative format, please contact the Township Clerk.

LOCATION INSET MAP

