



Mailing Address  
PO Box 270 Bridgenorth  
Ontario K0L 1H0

Tel: 705 292 9507  
Fax: 705 292 8964

www.selwyntownship.ca

## Notice of a Complete Application and Public Meeting Concerning a Proposed Zoning By-law Amendment

**Take notice** that the Corporation of the Township of Selwyn is in receipt of a complete application to amend Zoning By-law No. 2009-021, as amended, for certain lands described as being Lots 2 & 3, Plan 20 in the Lakefield Ward having the municipal address of 23 & 27 Prospect Street.

**Take notice** that the Corporation of the Township of Selwyn will hold a Public Meeting on **Tuesday, May 14<sup>th</sup>, 2024 at 1:30 p.m.** to consider the proposed Zoning By-law Amendment under Section 34 of the *Planning Act*, R.S.O., 1990, as amended.

### Participation in the Public Hearing

#### Virtual

Any person may attend the virtual public meeting and make written and/or oral submissions either in support or opposition to the proposal. In order to make arrangements to attend the virtual meeting please contact the Clerk by email at [achittick@selwyntownship.ca](mailto:achittick@selwyntownship.ca) no later than 4:00 p.m. on the day **prior** to the scheduled public meeting. You will be given guidance and instructions on how to attend via Zoom. It is the responsibility of those interested in attending to have the technology in place to connect to the meeting.

#### Location

The key map below indicates the location of the lands which are subject to this application. The subject property is legally described as Lots 2 & 3, Plan 20 (Lakefield) having the municipal address of 23 & 27 Prospect Street.

### The Zoning By-law Amendment

The Township has received a complete application for the re-zoning of the subject lands as stated above. The re-zoning is related to consent applications B-1-24 and B-24 being processed by the County of Peterborough. The re-zoning will place a holding provision on the retained parcel making future development on the retained parcel conditional on the completion of an Environmental Impact Study (EIS) regarding potential hazard lands at the west end of the subject property. The Residential Type 1 (R1) Zoning will remain in place for the severed and retained parcels which permits a single detached dwelling per parcel.

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

**If a person or public body** does not make oral submissions at a public meeting or make written submissions to the Township of Selwyn before the by-law is passed, the 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.

**Additional information:** relating to the proposed amendment is available on the Township Website [www.selwyntownship.ca](http://www.selwyntownship.ca) or by contacting Per Lundberg at 705-292-9507 ext. 220, or [planning@selwyntownship.ca](mailto:planning@selwyntownship.ca). Please quote file number C-03-24. A copy of the Planner's report and other relevant information will be posted on the Township's website the week of the Public Meeting.

**Notification of Decision:** If you wish to be notified of the decision of the Township of Selwyn on the proposed zoning by-law amendment, you must make a written request to the Township of Selwyn by mail, fax, email or drop box (see details under written submissions).

**Other Applications:** There are two related consent applications being processed by the County of Peterborough for the creation of two new ±1390 m<sup>2</sup> residential lots fronting onto Prospect Street through County file nos. B-1-24 and B-2-24.

**Written submissions** to the Township of Selwyn may be submitted prior to the passing of the Zoning By-law Amendment to the attention of Per Lundberg, Planner, Township of Selwyn:

- **Drop Box (Municipal Office Adjacent to the Front Door)** – No later than 11:00 AM on the date of the Public Meeting
- **Mail** (note – allow for sufficient delivery prior to the Public Meeting): Township of Selwyn, PO Box 270, Bridgenorth, ON K0L 1H0
- **Email** – No later than 11:00 AM on the date of the Public Meeting: [planning@selwyntownship.ca](mailto:planning@selwyntownship.ca)
- **Fax** – No later than 11:00 AM on the date of the Public Meeting: 705-292-8964

Dated this April 22<sup>nd</sup>, 2024 at the Township of Selwyn.

**Angela Chittick**, Clerk  
Township of Selwyn  
P.O. Box 270  
Bridgenorth ON K0L 1H0  
705-292-9507 x. 221  
[achittick@selwyntownship.ca](mailto:achittick@selwyntownship.ca)

**Per Lundberg**, Planner  
Township of Selwyn  
P.O. Box 270  
Bridgenorth ON K0L 1H0  
705-292-9507 x. 220  
[planning@selwyntownship.ca](mailto:planning@selwyntownship.ca)

# KEY MAP

