

Notice of Passing of Zoning By-Law 073-2024

TAKE NOTICE that the Township of Puslinch Council passed By-Law 2024-073 on December 18, 2024, under Section 34 of the *Planning Act, R.S.O. 1990*, as amended, pursuant to application D14/QUI by Robert and Gerritje Quinnell, Part Lot 1, Concession 1 as in ROS626654 save and except Parts 1 and 2, 61R5158, PT 6, 61R11103 and Parts 1, 2 and 3, 61R9695; T/W easement over Part 4, 61R9695 as in WC95404., within the Township of Puslinch, and municipally referred to as 1873 Townline Road, to change a portion of the zoning from an AGRICULTURAL (A) ZONE and NATURAL ENVIRONMENT (NE) ZONE to an AGRICULTURAL (A-109) and (A-110) ZONE and NATURAL ENVIRONMENT ZONE (NE-109) with site-specific use provisions, subject to holding provision (h-12) use provision.

AND TAKE NOTICE the Council of the Corporation of the Township of Puslinch considered all written and oral submissions received on this application, the effect of which has assisted Council to make an informed decision on this planning matter.

AND TAKE NOTICE that only individuals, corporations and public bodies may appeal a zoning by-law to the Ontario Land Tribunal (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.

AND TAKE NOTICE that an appeal filed under subsection 34(19) of the Planning Act may only be made on the basis that the by-law is inconsistent with a policy statement issued under subsection 3(1) of the Planning Act, fails to conform with or conflicts with a provincial plan or fails to conform with an applicable official plan. The notice of appeal must explain how the by-law is inconsistent with a policy statement issued under subsection 3(1) of the Planning Act, fails to conform with or conflicts with a provincial plan or fails to conform with an applicable official plan.

To appeal this zoning by-law a **Notice of Appeal** must be filed with the Township Clerk, at the address noted below, **no later than 4:00 p.m. January 9, 2025**. A copy of an appeal form is available from the OLT website at <https://olt.gov.on.ca/> or by contacting the Township Clerk at planning@puslinch.ca.

The Notice of Appeal must:

1. be in writing;
2. set out the reasons for the appeal; and
3. be accompanied by the fee prescribed under the *Ontario Land Tribunal Act, 2021* payable by certified cheque or money order to the Minister of Finance, Province of Ontario.

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 Local Planning Appeal Tribunal, there are reasonable grounds to add the person or public body as a party.

A key map and an explanation of the purpose and effect of the by-law are outlined below. The complete by-law is available for inspection in the Township Clerk's Office during regular office hours.

DATED December 20, 2024

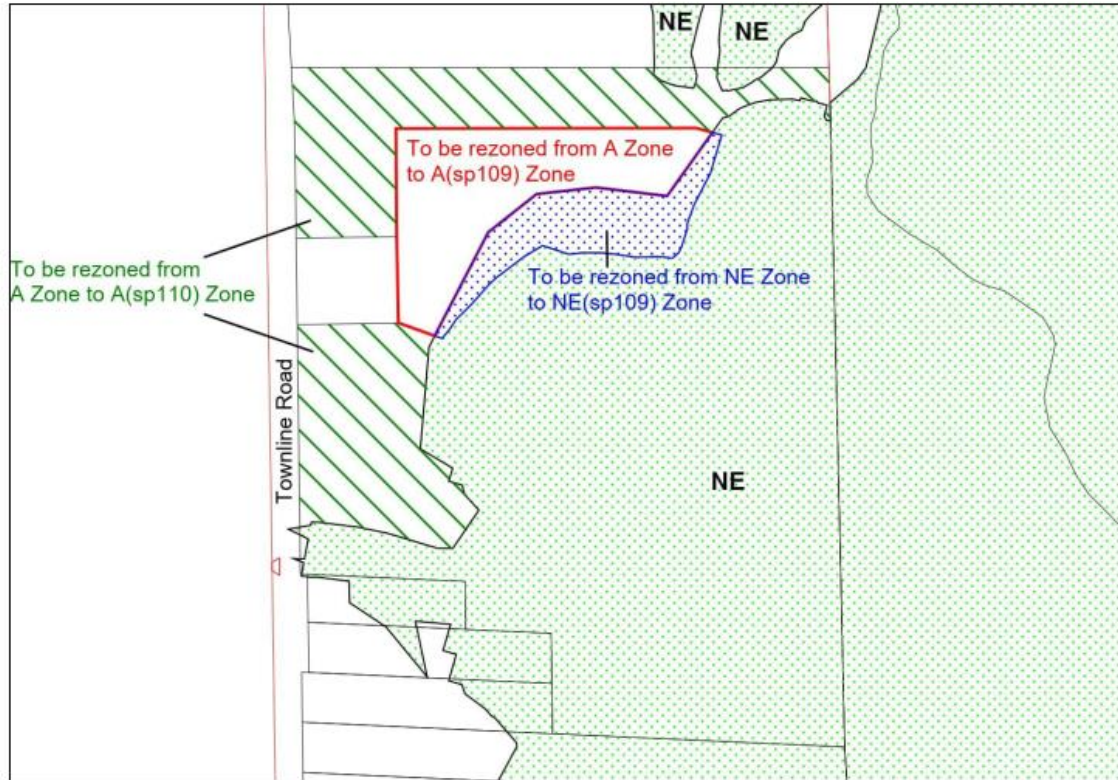
Justine Brotherston, Clerk (Interim)
7404 Wellington Road 34
Puslinch, ON N0B 2J0
Telephone: 519-763-1226
planning@puslinch.ca




EXPLANATORY NOTE: BY-LAW NO. 073-2024

By-law Number 2024-073 amends the Township of Puslinch Zoning By-law 023-18 by rezoning Part of Lot 1, Concession 1, Township of Puslinch, municipally referred as 1873 Townline Rd from AGRICULTURAL ZONE (A) and NATURAL ENVIRONMENT ZONE (NE) to an AGRICULTURAL SITE-SPECIFIC ZONE (A(sp109)) and a NATURAL ENVIRONMENT SITE-SPECIFIC ZONE (NE(sp109)), subject to HOLDING PROVISION (h-12) to regulate the outdoor storage use within a 2.4-hectare area. The holding provision has been proposed, requiring site plan approval.

By-law Number 2024-073 also amends the Township of Puslinch Zoning By-law 023-18 by rezoning Part of Lot 1, Concession 1, Township of Puslinch, municipally referred as 1873 Townline Rd, from AGRICULTURAL ZONE (A) to an AGRICULTURAL SITE-SPECIFIC ZONE (A(sp110)) to prohibit existing buildings and structures from being used for keeping or housing of livestock.

KEY MAP – 1873 Townline Road



-  To be rezoned from **AGRICULTURAL ZONE (A)** to an **AGRICULTURAL SITE SPECIFIC ZONE (A(sp109))** with **HOLDING PROVISION (h-12)** with a site specific special provision
-  To be rezoned from **NATURAL ENVIRONEMNT ZONE (NE)** to a **NATURAL ENVIRONEMNT SITE SPECIFIC ZONE (NE(sp109))** with **HOLDING PROVISION (h-12)** with a site specific special provision
-  To be rezoned from **AGRICULTURAL ZONE (A)** to an **AGRICULTURAL SITE SPECIFIC ZONE (A(sp110))** with a site specific special provision