



## TOWN OF LAURENTIAN HILLS

### NOTICE OF APPLICATION AND PUBLIC MEETING

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***In the matter of Sections 34 of the Planning Act, the Town of Laurentian Hills hereby gives NOTICE OF THE FOLLOWING:***

- i) Application to amend Zoning By-law 10-12 of the Town of Laurentian Hills.*
  - ii) A public meeting regarding an application for an amendment to Zoning By-law 10-12 of the Town of Laurentian Hills.*
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**Subject Lands** Part of Lot 4, Concession 7 and Part of Lots 3 and 4, Concession 8, geographic Village of Chalk River, in the Town of Laurentian Hills, located on Plant Road and Highway 17, as shown on the attached Key Map.

**Public Meeting** A public meeting to inform the public of the proposed zoning amendment will be held on **Thursday, April 13, 2023, at 6:30 p.m.** at the **Lions Hall** located at **11 Kellett Street**, in Chalk River.

#### **Proposed Zoning By-law Amendment**

The purpose of this application is to rezone approximately 31.0 hectares of a 37 hectare vacant property to permit a Construction Yard or Contractor's Yard as an additional permitted use. A proposed Construction Yard or Contractor's Yard is proposed on a portion of the rezoned lands and would include a maximum of ten (10) temporary business office trailers and an associated outdoor storage area. A minimum increased east side yard setback, from 3.0 metres to 10.5 metres, is also proposed. The new use is proposed to be accessed from Plant Road.

The effect of the amendment is to rezone the lands within Lot 4, Concessions 7 and 8, from Rural to Rural-Exception Thirteen (RU-E13). The remaining lands adjacent to Highway 17 will remain in the Highway Commercial (HC) Zone. All other provisions of the Zoning By-law will apply.

Additional information regarding the Zoning By-law amendment is available for inspection at the Town of Laurentian Hills Municipal Office during regular office hours.

*If you wish to be notified of the decision of the Town of Laurentian Hills on the proposed zoning by-law amendment, you must make a written request to:*

Anne McVean, County Planner  
County of Renfrew  
9 International Drive  
Pembroke, Ontario K8A 6W5  
[amvean@countyofrenfrew.on.ca](mailto:amvean@countyofrenfrew.on.ca)

If a person or public body would otherwise have an ability to appeal the decision of the Town of Laurentian Hills 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 Town of Laurentian Hills 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 Town of Laurentian Hills before the by-law is passed by the Town of Laurentian Hills, 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.

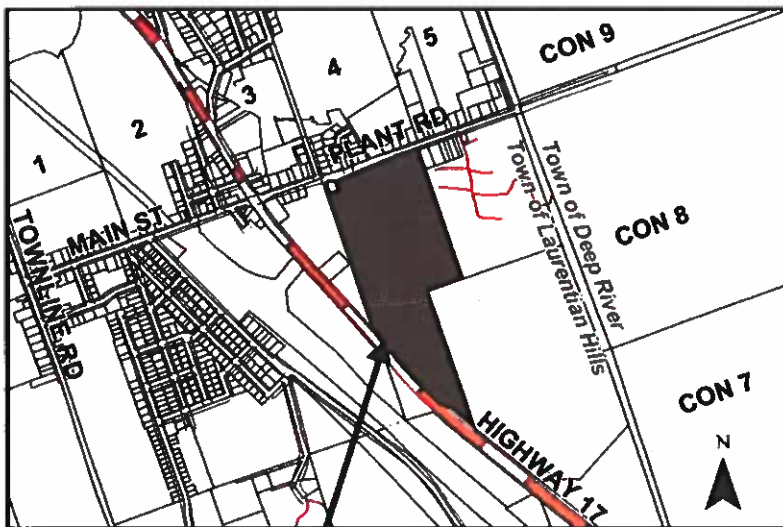
### **Other Applications**

A Site Plan Control application is also being considered in conjunction with this proposed rezoning.

**NOTE:** One of the purposes of the Planning Act is to provide for planning processes that are open, accessible, timely and efficient. Accordingly, all written submissions, documents, correspondence, e-mails or other communications (including your name and address) form part of the public record and will be disclosed/made available by the Municipality to such persons as the Municipality sees fit, including anyone requesting such information. Accordingly, in providing such information, you shall be deemed to have consented to its use and disclosure as part of the planning process.

Dated at the Town of Laurentian Hills this 28<sup>th</sup> day of February, 2023.

## **Key Map**



**Location of Amendment**

*Anne McVean*

Anne McVean  
County Planner  
County of Renfrew