



NOTICE OF COMPLETE ZONING BY-LAW AMENDMENT APPLICATION

Pursuant to Section 34 of the *Planning Act* R.S.O. 1990, Ch. P.13.

Please be advised that the **Municipality of Mississippi Mills** has received the following Zoning By-law Amendment request (details below). An attached map identifies the location of the property and the area subject to this application.

File Number:	D14-112-23
Owner:	1120974 Ontario Inc. (c/o Scott Gaw)
Applicant:	Steve Pentz, Novatech
Legal Address:	Part of Lot 16-20, Concession 11, Formerly Township of Ramsay, now Municipality of Mississippi Mills, County of Lanark
Municipal Address:	5012 March Road
Ward:	Ramsay
Location and Description of Property:	The subject property is situated on Part of Lot 16, Concession 11, in the Geographic Township of Ramsay, now the Municipality of Mississippi Mills. The subject site is approximately 1 ha parcel of vacant land located in the northeast corner of the roundabout at the intersection of March Road (County Road 49) and Ramsay Concession 11A.
Purpose And Intent of The Zoning By-Law Amendment:	The purpose of the zoning amendment application is to rezone approximately 1 hectare of lands from Rural (RU) to Highway Commercial (C3) to permit a new highway commercial property. No specific development plans are proposed at this time for the new commercial property. The proposed Zoning By-law Amendment is to establish permitted commercial uses and associated performance standards (setbacks, building height, etc.).
Application Details:	To review all of the plans and studies submitted with the application, please visit the Municipality's website under Active Planning Notices here: https://www.mississippimills.ca/en/build-and-invest/active-planning-notice-and-applications.aspx
Consent Applications:	Lanark County Consent Application B23-057

Public Meeting Details:	<u>Information regarding the Public Meeting for the subject applications will be posted and circulated when available. Please contact the assigned planner noted below for more information.</u>
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IF YOU WISH TO BE NOTIFIED of the decision of the Municipality of Mississippi Mills on the proposed zoning by-law amendment, **you must make a written request to the Municipality of Mississippi Mills, 14 Bridge Street, Almonte, ON K0A 1A0 or by emailing a written request to the assigned planner noted below.**

IF A PERSON OR PUBLIC BODY would otherwise have an ability to appeal the decision of the Municipality of Mississippi Mills to the Ontario Land Tribunal but the person or public body does not make oral submissions at the virtual public meeting or make written submissions to Municipality of Mississippi Mills 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 Municipality of Mississippi Mills 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.

AFTER A DECISION has been made by Council, persons wishing to formally register an objection must, regardless of any previous submissions, file with the Clerk of the Municipality a Notice of Appeal setting out the objection and the reasons in support of the objection accompanied with the appeal fee to the Ontario Land Tribunal.

IF YOU ARE THE OWNER OF A BUILDING WITH SEVEN (7) OR MORE RESIDENTS, it is requested that you post this notice in a location visible to all of the residents.

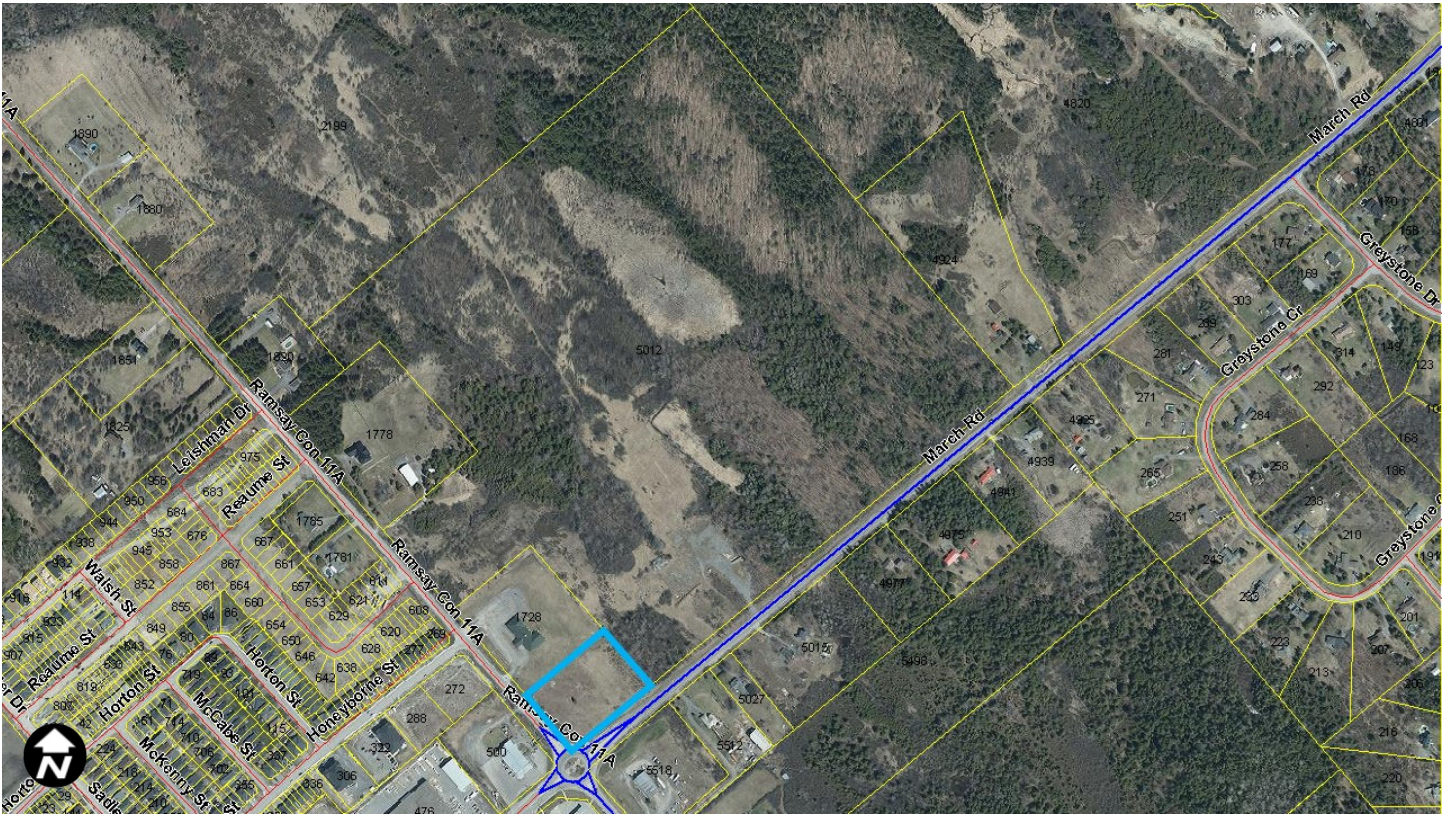
ADDITIONAL INFORMATION about this application is available at the Municipality's web page: mississippimills.ca/modules/news/en. For more information about this matter, including information about appeal rights, contact the assigned planner:

Melanie Knight, Senior Planner
Municipality of Mississippi Mills
14 Bridge Street, P.O. Box 400
Almonte, ON K0A 1A0
613-256-2064 ext. 501
mknight@mississippimills.ca

Dated May 30, 2023

LOCATION MAP

Part of Lot 16, Concession 11
Ramsay Ward, Municipality of Mississippi Mills
Municipally known as 5012 March Road (County Road 49)



Area to be rezoned from Rural (RU) to Highway Commercial (C3)