

Notice of Public Meeting

Date: Monday, August 15, 2022 at 5:30 PM
Place: This hearing will be held remotely by Zoom Webinar.

Town Council approved Public Hearings to be held remotely via By-law No. 4422 (2022). The Town of Pelham will be livestreaming this Public Meeting at the following link:

<https://www.youtube.com/user/TownOfPelham>

File Number: AM-04-2022
Subject Lands: 147 Port Robinson Road

Public Meeting for a **Zoning By-law Amendment** in accordance with Section 34 of the [Planning Act](#), R.S.O. 1990, as amended.

An application for Zoning By-law Amendment was received for the property known as 147 Port Robinson Road, and described legally as Part of Lot 166, Formerly Part of Thorold Township, now Town of Pelham, Being Part 1 on Plan 59R-2675 (see reverse).

The proposed Zoning By-law Amendment would rezone a portion of the lands from the Agricultural (A) zone to the site-specific Residential 2-286 (R2-286) Zone and the Residential Development - Holding (RD-H) zone. The requested zoning change would permit the use of Part 1 and the remnant parcel fronting Susan Drive for a single detached dwelling and recognize Parts 2 and 3 for future residential development subject to a Holding provision requiring approval of a subdivision and development agreement for the subject lands.

The requested Zoning By-law Amendment is a condition of approval for provisional consent file B1/2022P.

Your Input is Encouraged: Please provide input by speaking at the public meeting or by making a written submission to the Town of Pelham. Unless indicated otherwise, personal information and all comments will become part of the public record and may be publicly released. To provide input in writing, or to request personal notice if the proposed rezoning is approved, please send all correspondence by **12:00 PM on Wednesday, August 3rd, 2022** for inclusion in the public meeting agenda package c/o Town Clerk, Holly Willford, PO Box 400, 20 Pelham Town Square, Fonthill, Ontario L0S 1E0, or

by email at HWillford@pelham.ca. Comments and requests received after this date will still be received by Council, however they may not be published as part of the public meeting agenda. Verbal comments will be received remotely at this public hearing using the Zoom platform. To participate remotely, please pre-register with the Clerks office by sending an email to clerks@pelham.ca before **12:00 PM on Friday, August 12th, 2022**. All registrants will be provided with instructions on how to use your computer, tablet or phone to participate in the Public Meeting. Registrants will also be notified of Council's decision. If you have not submitted written comments or pre-registered before the aforementioned deadlines, but wish to submit comments during the Public Meeting, you may livestream the meeting from the Town of [Pelham's YouTube channel](#) and email comments to clerks@pelham.ca during the public commenting portion of the subject application only. If your comments are not received prior to the closing of the public commenting portion of the meeting, they will not be considered.

Need More Information: For more information, please contact Andrew Edwards by email at aedwards@pelham.ca or at 905-980-6666 or 905-892-2607 ext. 324. A copy of the staff Report regarding the proposed application as well as any additional information may be obtained on the Town's website at <https://events.pelham.ca/meetings> or at Town Hall by appointment after 4:30 PM on Wednesday, August 10, 2022.

Important Information: If a person or public body does not make oral submissions at a public meeting or make written submissions to the Town of Pelham in respect of the proposed rezoning before Council gives or refuses to give approval to the rezoning, the person or public body is not entitled to appeal the decision of the Town of Pelham to the Ontario Land Tribunal.

If a person or public body does not make oral submission at a public meeting or make written submission to the Town of Pelham in respect of the proposed rezoning before Council gives or refuses to give approval to the rezoning, 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 is reasonable grounds to do so.

If you wish to be notified of the decision of Town Council in respect of the proposed rezoning, you must make a written request to the Clerk of the Town of Pelham and such request must include the name and address to which such notice should be sent.

Dated at the Town of Pelham, this 20th day of July, 2022.



Holly Willford
Clerk

Date of Mailing: July 20, 2022



PART 2
AREA=109m²±

PART 1
AREA=414m²±

PART 3
AREA=659m²±

PART 4
AREA=2,722m²±

DWELLING
#147
(222m²)

PORCH

SHED
(33m²)

PLAN
59R-2675

PART 1 - PLAN
59R-15910



PORT ROBINSON ROAD

MOODY STREET
18.00 WIDE

BLOCK 49
(0.3 RESERVE)

PLAN

BLOCK 47

SOM-471

BLOCK 48
(0.3 RESERVE)

