



## NOTICE OF PASSING OF A ZONING BY-LAW

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**TAKE NOTICE** that the Council of the Corporation of the Township of McNab/Braeside **passed By-law #2025-38 on the 15<sup>th</sup> day of April 2025**, under Section 34 of the Planning Act.

**AND TAKE NOTICE** an appeal to the Ontario Land Tribunal in respect to all or part of this Decision for Zoning Amendment may be made by filing a notice of appeal with the Township of McNab/Braeside either via the Ontario Land Tribunal e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service/> by selecting Township of McNab/Braeside as the Approval Authority or by mail to the mail address at the bottom of this Notice, **no later than 4:00 p.m. on May 20, 2025**. The filing of an appeal after 4:00 p.m., in person or electronically, will be deemed to have been received the next business day. The appeal fee of \$1,100 can be paid online through e-file or by certified cheque/money order to the Minister of Finance, Province of Ontario. If you wish to appeal to the Ontario Land Tribunal (OLT) or request a fee reduction for an appeal, forms are available from the OLT website at [www.olt.gov.on.ca](http://www.olt.gov.on.ca). If the e-file portal is down, you can submit your appeal to [lee@mcnabbraeside.com](mailto:lee@mcnabbraeside.com). The Township of McNab/Braeside agrees to receive appeals via the OLT e-file service.

Only individuals, corporations and public bodies may appeal a zoning by-law to the Ontario Land Tribunal. 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. No person or public body shall be added as a party to the hearing of the appeals 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 Ontario Land Tribunal, there are reasonable grounds to add the person or public body as a party.

An explanation of the purpose and effect of the By-law, describing the lands to which the By-law applies, and a Key Map showing the location of the lands to which the By-law applies are attached. The complete By-law is available for inspection in my office during regular office hours.

### **EXPLANATORY NOTE**

The Council of the Corporation of the Township of McNab/Braeside passed Comprehensive Zoning By-law No. 2010-49 on November 2, 2010.

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

The purpose of this application is to rezone a portion of the property proposed to be severed, to permit an existing accessory shed and geo-dome on the severed lot prior to a main permitted use.

The effect of the amendment is to rezone the 2.6 hectare severed lot from Rural (RU) to Rural - Exception Forty-Nine (RU-E49).

All other provisions of the Zoning By-law will apply.

Council considered all written and oral submissions received on this application, the effect of which helped Council to make an informed decision.

Other Applications

This zoning is required as a condition of approval of consent application B151/24.

The lands affected by the amendment are described as Part of Lot 20, Concession 2 West, located at 2030 Burnstown Road, in the geographic Township of McNab, in the Township of McNab/Braeside, as shown on the attached Key Map.

**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 Township of McNab/Braeside this 28<sup>th</sup> day of April 2025.

Original signed

Angela Young,  
Deputy Clerk / Planning Administrator  
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