

## **Notice of Planning Act Approval**

Take Notice, that on **June 24, 2024**, Council of the Corporation of the Municipality of Chatham-Kent approved Zoning By-law Amendment (File D-14 RI/19/24/F) submitted by Daniel & Elaine Faas for property located at 150 Main Street West, in the Community of Ridgetown (East Kent).

**Zoning By-law No. 71-2024** was passed by Council to rezone the subject property from Urban Commercial (Highway Commercial Second Density)-484 (UC(HC2)-484) to Urban Commercial (Highway Commercial Second Density) (UC(HC2)) to permit food preparation and retail sales, which is planned for the site, and other similar small-scale commercial uses.

### **Reasons for Approval**

The recommendation of Administration was to approve the application for the reasons outlined in the Planning Services Report, dated June 24, 2024. There were no written or oral submissions received with respect to the application prior to the decision of Council.

### **When and How to File an Appeal**

Your appeal, together with the reasons for the appeal and the \$1,100.00 fee as required by the Tribunal, are to be made payable to the Minister of Finance in the form of a certified cheque or money order. An A1 Appeal Form provided by the Tribunal is on its website at <https://olt.gov.on.ca/appeals-process/forms/> and must be filed with the Municipal Clerk at 315 King Street West, Box 640, Chatham, Ontario, N7M 5K8, no later than 4:30 p.m. on or before the last date of appeal, noted below. Should this date fall on a holiday or weekend, you will have until 4:30 p.m. of the next business day to file your appeal.

**Last Date of Appeal: July 15, 2024**

### **Who Can File an Appeal**

Only a specified person, a public body, or the Minister may appeal a by-law of the Municipality to the Ontario Land Tribunal.

No specified person or public body shall be added as a party to the hearing of the appeal unless, before the by-law is passed, the specified person or public body made oral submissions at a public meeting or written submission to the Council of the Municipality of Chatham-Kent or, in the opinion of the Tribunal, there are reasonable grounds to add them as a party.

### **When the Decision is Final**

The decision of the Municipality of Chatham-Kent is final if a Notice of Appeal is not received on or before the last date of appeal noted above.

### **Additional Information**

Additional information about the application is available for public inspection during regular office hours at the Municipality of Chatham-Kent Planning Services office at the address, phone number and email address noted above.

**Dated at the Municipality of Chatham-Kent this 25th day of June, 2024.**