

MUNICIPALITY OF TWEED

RECIRCULATION- Amended
NOTICE OF APPLICATION and NOTICE OF PUBLIC MEETING
CONCERNING A PROPOSED ZONING BY-LAW AMENDMENT

NOTICE is hereby given that the Council of the Municipality of Tweed has received an application for an amendment to Comprehensive Zoning By-Law No. 2012-30, complete with the prescribed information.

TAKE NOTICE that the Committee of Adjustment/Planning of the Municipality of Tweed will hold a Public Meeting on **Friday, April 26, 2024 at 10:00 a.m.** in the Council Chambers at 255 Metcalf Street, Tweed to consider a proposed zoning by-law amendment under Section 34 of the Planning Act for the above noted application, numbered as ZA1/21.

The proposed zoning by-law amendment will change the zoning for the lands described as Plan 294, Part Lot 26, 51 McClellan St., Village of Tweed, now the Municipality of Tweed and shown on the key map attached hereto.

The purpose and effect of the proposed zoning by-law amendment is to change the zoning of an existing land parcel from the Residential Density 1 (R1) zone to the Special Multiple Residential (MR-10) zone to allow for site specific zoning for the development of a multi-residential dwelling. The special provisions will limit the development to a fourplex and recognize the existing lot area of 10,890 sq. ft. as the minimum lot area and the existing lot frontage of 66 ft. as the minimum lot frontage, **the existing front yard setback as 7.3 meters as the minimum front yard setback, and allow for one parking space per unit. The special provisions will also grant an exemption from Section 5.30.2 xvii) for no setback for parking spaces from lot lines.**

Additional information and material relating to the application for the proposed zoning by-law amendment is available for inspection by any member of the public during regular business hours at the Municipal Office, 255 Metcalf Street, Tweed.

ANY PERSON may attend the Public Meeting and/or make written or verbal representation either in support of or in opposition to the proposed zoning by-law amendment. Please refer to the information sheet attached entitled 'Public Planning Meetings Participation Guidance' for details on how to participate in the Public Meeting. The public may also choose to attend the Public Meeting through Zoom. You must register in advance at the following web address:

<https://us06web.zoom.us/meeting/register/tZUzd-2tqTkvE9KkWHFdpNMCDJn6AQmFsILU>

If a person or public body would otherwise have an ability to appeal the decision of the Council of the Municipality of Tweed to the Local Planning Appeal Tribunal but the person does not make oral submissions at the Public Meeting, or make written submissions to the Municipality of Tweed, 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 the Public Meeting, or make written submissions to the Municipality of Tweed, 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 Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the decision of the Municipality of Tweed on the proposed zoning by-law amendment, you must make a written request to the Municipality of Tweed (address below).

If you are a person with a disability and need Municipality of Tweed information provided in another format, please contact the Deputy Clerk at lucasw@tweed.ca or at 613-478-2535.

Dated at the Municipality of Tweed
this 28th day of March, 2024.

Lucas Wales
Deputy Clerk/Zoning Administrator
Municipality of Tweed
255 Metcalf St.
Postal Bag 729
Tweed, ON K0K 3J0
613-478-2535