

**NOTICE OF THE PASSING OF A ZONING BY-LAW AMENDMENT  
BY THE CORPORATION OF THE TOWNSHIP OF CENTRE WELLINGTON**

**TAKE NOTICE** that the Council of the Corporation of the Township of Centre Wellington passed By-law No. 2023-55 on the 17<sup>th</sup> day of July 2023, an amendment to Township of Centre Wellington By-law No. 2009-045, as amended, pursuant to Section 34 of the Planning Act, R.S.O. 1990.

**THE SUBJECT LANDS** are known municipally as 8243, 8268, and 8282 Wellington Road 19, West Garafraxa, as shown on the key plan below. The purpose of the proposed zoning by-law amendment is to change the current zoning from “A” Agricultural, “R1A.30.2” Residential Exception, “R1A.29.8” Residential Exception, “OS-GC” Open Space Golf Course, and “EP” Environmental Protection to “R1A.30.5” Residential Exception, “OS-GC.29.8” Open Space Golf Course Exception, “OS.30.4” Open Space Exception, and “EP” Environmental Protection. The effect of the zoning by-law amendment is to allow 118 single detached residential units on private communal water and sanitary services on the south-east portion of the land. The 18-hole golf course and associated facilities will remain on the North-West of the land.

The subject lands previously formed part of the County of Wellington official plan amendment, File No. OP-2022-01. Due to modifications from the Province through County OPA #119, OP-2022-01 is no longer required. The subject lands also form part of the County of Wellington draft plan of subdivision application (23T-22001), and plan of condominium application (23CD-22001).

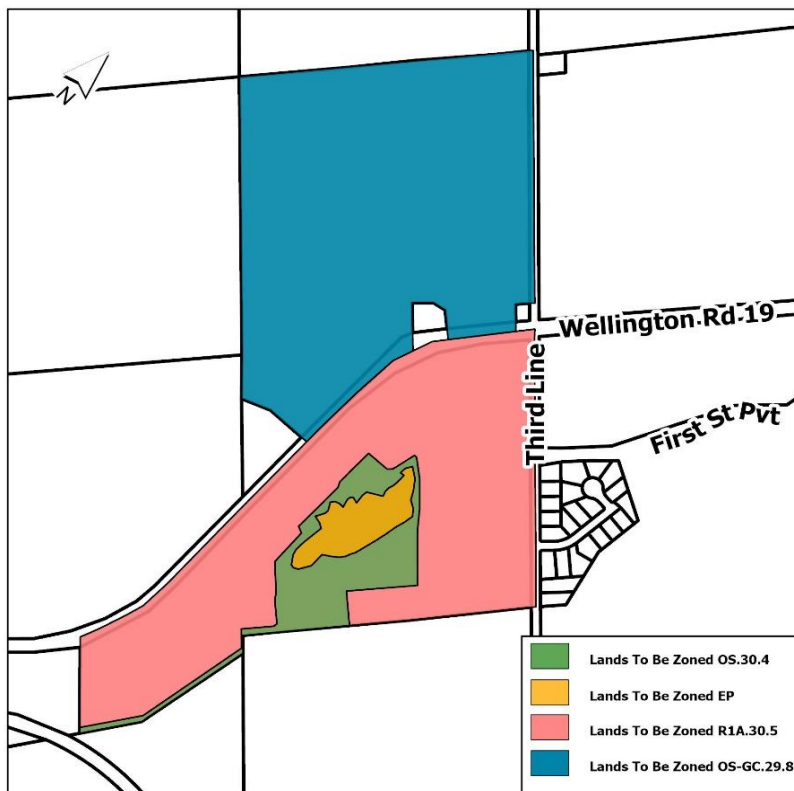
**ANY PERSON** or public body may appeal the passing of this zoning by-law amendment to the Ontario Land Tribunal (OLT) by filing a Notice of Appeal setting out the reason for the appeal with the Clerk at the address shown below. The last day for filing an appeal is **Wednesday, August 9<sup>th</sup>, 2023**. A Notice of Appeal must be accompanied by the appropriate fee as required by the Ontario Land Tribunal (OLT).

**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 appeal 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 Tribunal, there are reasonable grounds to add the person or public body as a party.

**PUBLIC NOTICE** regarding the proposed zoning by-law amendment was given in accordance with the requirements of the Planning Act, and a public meeting was held on April 26<sup>th</sup>, 2023. All comments received were considered as part of Report PLN2023-34.

**ADDITIONAL INFORMATION** relating to the proposed zoning by-law amendment is available for inspection during normal business hours at the Township Municipal Office, or by contacting Chantalle Pellizzari, Development Co-ordinator (519-846-9691 x241).



Dated at the Township of Centre Wellington this 20<sup>th</sup> day of July, 2023.

Kerri O’Kane,  
Municipal Clerk  
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