

**TOWNSHIP OF CENTRE WELLINGTON
NOTICE OF PUBLIC MEETING
REGARDING A PROPOSED ZONING BY-LAW AMENDMENT AND
PROPOSED COUNTY OF WELLINGTON OFFICIAL PLAN AMENDMENT**

TAKE NOTICE that the Township of Centre Wellington has received a complete application for approval of a zoning by-law amendment pursuant to Section 34 of the Planning Act, R.S.O. 1990. Additionally, the County of Wellington has received a complete application for approval of an official plan amendment pursuant to Section 17 of the Planning Act, R.S.O. 1990. A public meeting regarding these two applications will be held on November 25, 2024, at 6:00 p.m. in the Council Chamber, 1 MacDonald Square, Elora, Ontario. The meeting can also be viewed online at <https://centrewellington.civicweb.net/portal/>. The purpose of the public meeting is to present the proposed by-law amendment and official plan amendment and to receive public input prior to making a decision at a future date. The Township's file number for this application is **RZ005-2024**. The County of Wellington's File Number is **OP-2024-04**. The subject land to which the amendments apply is a portion of the property known municipally as 6235 Guelph Street, formerly Nichol Township, as shown on the key map below.

Purpose and Effect

The purpose of the proposed zoning by-law amendment is to change the zoning from 'A.19.3' (Agricultural Exception) and 'EP' (Environmental Protection) to 'A.19.X' (Agricultural Exception) and 'EP' (Environmental Protection). The effect of the proposed zoning by-law amendment is to permit a battery energy storage facility on a portion of the property (subject land).

The purpose of the proposed official plan amendment is to amend Schedule B1 (Centre Wellington) by adding a site specific policy on a portion of the land described as Lot 11, Concession 3, in the Township of Centre Wellington from "Prime Agricultural" to "Prime Agricultural Special" to permit a battery energy storage facility.

To Appear as a Delegation In-person or Remotely or Provide Written Comments

Persons are encouraged to make written submissions in support of or in opposition to the proposed zoning by-law amendment or official plan amendment. Any person or public body is entitled to participate in the public meeting and make oral submission as a delegation. Those persons wishing to speak at the public meeting shall register with Legislative Services by submitting a Delegation Request Form (www.centrewellington.ca) no later than 1 business day prior to the meeting. If the meeting is on a Monday, the request must be submitted by noon on the Friday preceding the meeting.

Delegations may appear in-person or participate electronically. If participating electronically, delegates will receive an email from the Municipal Clerk or Municipal Deputy Clerk with confirmation and instructions for electronic participation. The Township uses Zoom as its electronic meeting platform. A unique link with access to the electronic meeting is not to be shared with other individuals unless directed to do so. Please refer to the Township's Hybrid Meeting Policy for additional information. If you have any questions, please contact staff by:

- Phone at 519-846-9691 x243 or x 242
- Email at kokane@centrewellington.ca or lmiller@centrewellington.ca
- Regular mail or courier to Corporate Services, 1 MacDonald Square, Elora, Ontario, N0B 1S0

Comments submitted on these matters, including the originator's name and address, become part of the public record and may be viewed by the general public and may be published in a staff report and posted on the Township's website.

Requirements for Owners of Multi-tenanted Buildings

Upon receiving this notice, owners of multi-tenant buildings with seven (7) or more residential units are required under the Planning Act to post this Notice in a location that is clearly visible to all tenants (i.e. building or community notice board). The notice shall remain posted until November 26, 2024 (the day after the public meeting).

Notice of Passing – Proposed Zoning By-law Amendment

If you wish to be notified of the decision of the Township of Centre Wellington in respect of the proposed zoning by-law amendment, you must make a written request to the Clerk of the Township of Centre Wellington, 1 MacDonald Square, Elora, Ontario, N0B 1S0.

Requesting Notice of Decision – Official Plan Amendment

Any person or public body may appeal a decision of the County of Wellington not later than 20 days after the day that the giving or written notice had been completed. If you wish to be notified of the decision of the Corporation of the County of Wellington in respect of this proposed County official Plan amendment, you must make written request to the Director of Planning and Development, Corporation of the County of Wellington, 74 Woolwich Street, Guelph, Ontario, N1H 3T9

Appeal Rights

TAKE NOTICE that if a person or public body would otherwise have an ability to appeal the decision of the Township of Centre Wellington to the Ontario Land Tribunal (OLT) but the person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Centre Wellington before the by-law is passed, the person or public body is not entitled to appeal the decision.

AND TAKE NOTICE that if a person or public body does not make oral submissions at a public meeting, or make written submissions to the Township of Centre Wellington 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 Ontario Land Tribunal (OLT) unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

TAKE NOTICE that if a person or public body does not make oral submissions at a public meeting, if one is held, or make written submissions to the Corporation of the County of Wellington in respect of the proposed official plan amendment before the approval authority gives or refuses to give approval to the proposed official plan amendment, or if a person or public body would otherwise have an ability to appeal the decision of the Corporation of the County of Wellington to the Ontario Land Tribunal (OLT) but the person or public body does not make oral submissions at a public meeting or make written submissions to the Corporation of the County of Wellington before the proposed official plan amendment is adopted, the person or public body is not entitled to appeal the decision of the Corporation of the County of Wellington to the OLT.

AND TAKE NOTICE that if a person or public body does not make oral submissions at a public meeting, if one is held, or make written submissions to the Corporation of the County of Wellington in respect of the proposed official plan amendment before the approval authority gives or refuses to give approval to the official plan amendment, or if a person or public body does not make oral submissions to the Corporation of the County of Wellington before the proposed official plan amendment is adopted, 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 are reasonable grounds to do so.

Additional Information

For more information about this matter, contact Chantalle Pellizzari, Supervisor of Development - Administration at the contact information provided below.

- By Phone at 519-846-9691 x241
- By Email at cpellizzari@centrewellington.ca

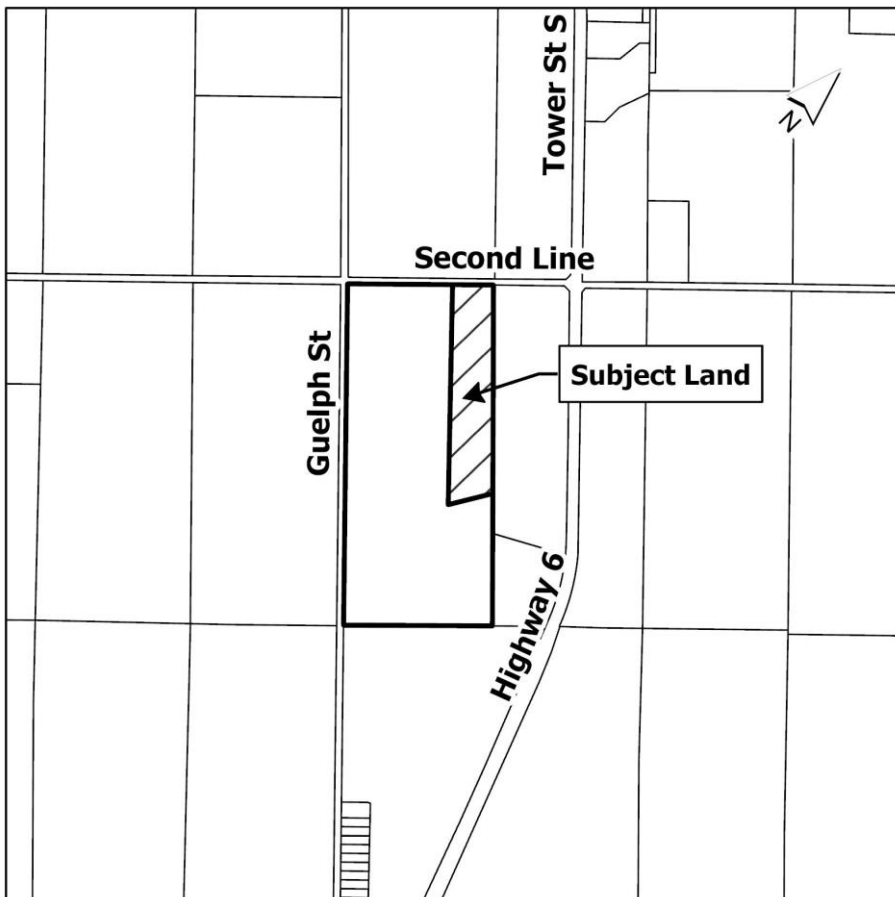
Details of this application can be viewed on the Township website at:

<https://www.centrewellington.ca/currentapplications/>

Notice of Collection of Personal Information

Personal information is being collected in order to gather feedback and communicate with interested parties regarding this development proposal. Information provided is considered a public record and may be posted on the Township's website or made public upon request.

This information is collected under the authority of the Planning Act, R.S.O. 1990, c. P.13. Questions about this collection should be directed to the Clerk's Office at 519-846-9691 or clerks@centrewellington.ca



Dated at the Township of Centre Wellington this 31st day of October, 2024.

Kerri O'Kane, Municipal Clerk
Township of Centre Wellington
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Elora, Ontario
N0B 1S0
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