

NOTICE OF COMPLETE APPLICATION & PUBLIC MEETING

1095 MURDOCH ROAD

PROPOSED ZONING BY-LAW AMENDMENT (PLZBA2017086)

TAKE NOTICE that the Township of Minden Hills has received a complete application to amend the Township’s Zoning By-law No. 06-10 pursuant to Section 34 of the *Planning Act*, RSO 1990, Chpt. P. 13, as amended. The site specific amendment applies to property municipally known as 1095 Murdoch Road and located in Part of Lot 7, Concession 14, in the Geographic Township of Lutterworth (see Key Map below).

AND TAKE NOTICE that Council for The Corporation of the Township of Minden Hills will be holding a public meeting under Section 34 of the Planning Act, R.S.O. 1990, c.P. 13 as amended, to inform the public of the proposed Zoning By-law Amendment. The purpose of the public meeting is to provide the public with an opportunity to understand and comment on the proposed Amendment.

PURPOSE AND EFFECT: The subject property is presently zoned Rural Exception Eight (RU-8) Floodway (FW) and Flood Risk (FR). The purpose of the zoning by-law amendment is to change the zoning to the Rural (RU) Zone removing the site-specific exception which allowed for two dwellings on one property. Recently, provisional consent (File H-027/17) was granted to sever the subject property. The application for rezoning has been submitted to meet the conditions of the provisional consent and recognize the environmental constraints on the property. The proposed Zoning Amendment would not effect the Floodway (FW) and Flood Risk (FR) Zoning of the property.

DATE AND LOCATION OF PUBLIC MEETING – PLZBA2017086

Date: Thursday, December 14, 2017
 Time: 9:00 am
 Location: Municipal Council Chambers,
 7 Milne Street, Minden, Ontario

ADDITIONAL INFORMATION

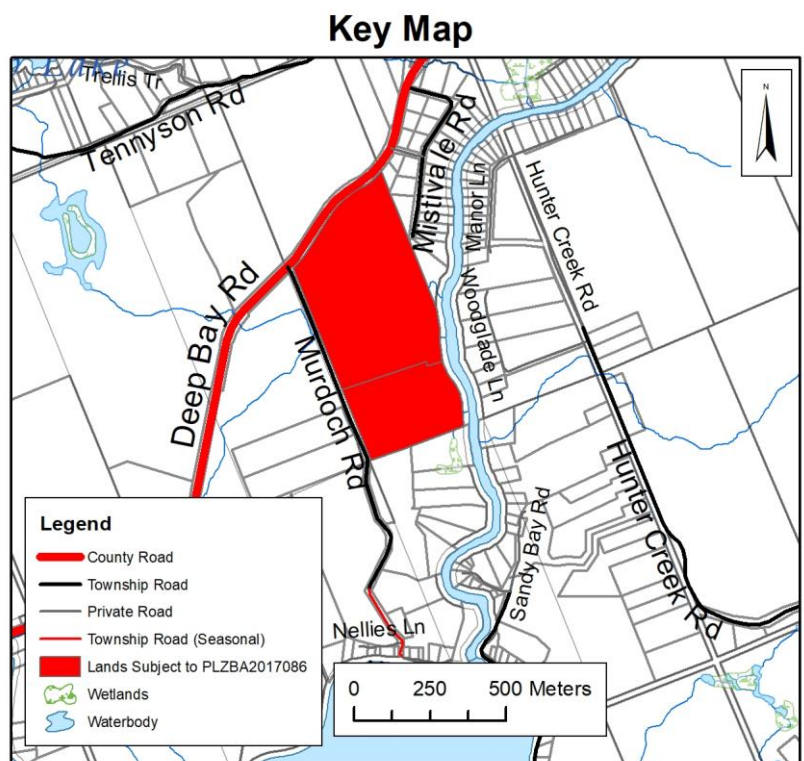
regarding the proposed Amendment is available to the public for inspection at the Township of Minden Hills Municipal Office located at 7 Milne Street on Monday to Friday, between the hours of 8:30 a.m. and 4:30 p.m or by calling Mr. Ian Clendening at 705-286-1260 (ext.206).

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.

IF A PERSON OR PUBLIC BODY does not make oral submissions at a public meeting or make written submissions to the Corporation of the Township of Minden Hills before the proposed by-law is passed, the person or public body is not entitled to appeal the decision of the Corporation of the Township of Minden Hills to the Ontario Municipal Board.

IF A PERSON OR PUBLIC BODY does not make oral submissions at a public meeting, or make written submissions to the Council for the Corporation of the Township of Minden Hills before the proposed 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 Municipal Board unless, in the opinion of the Board, there are reasonable grounds to do so.

If you wish to be notified of the decision of Council for the Corporation of the Township of Minden Hills in respect to the proposed amendment, you must submit a written request (with a forwarding address) to the Clerk of the Township of Minden Hills.



ACCESSIBILITY: The Township of Minden Hills is committed to providing services as set out in the Accessibility for Ontarians with Disabilities Act, 2005. If you have accessibility needs and require alternative formats or other accommodations, please contact the undersigned.

PRIVACY DISCLOSURE: As one of the purposes of the Planning Act is to provide for planning processes that are open and accessible, all written submissions, documents, correspondence, e-mails or other communications (including your name and address) form part of the public record and may be disclosed/made available by the Township as deemed appropriate, including anyone requesting such information. Please note that by submitting any of this information, you are providing the Township with your consent to use and disclose this information as part of the planning process.

FOR MORE INFORMATION ABOUT THIS MATTER, including information about preserving your appeal rights, contact the undersigned or e-mail iclendening@mindenhills.ca.

DATED this 23rd day of November, 2017

Ian Clendening

Planner

7 Milne Street, P.O. Box 359

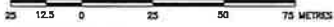
Minden, ON, K0M 2K0

Tel. (705) 286-1260 ext. 206

PLAN OF SURVEY OF
PART OF LOT 7, CONCESSION 14
GEOGRAPHIC TOWNSHIP OF LUTTERWORTH

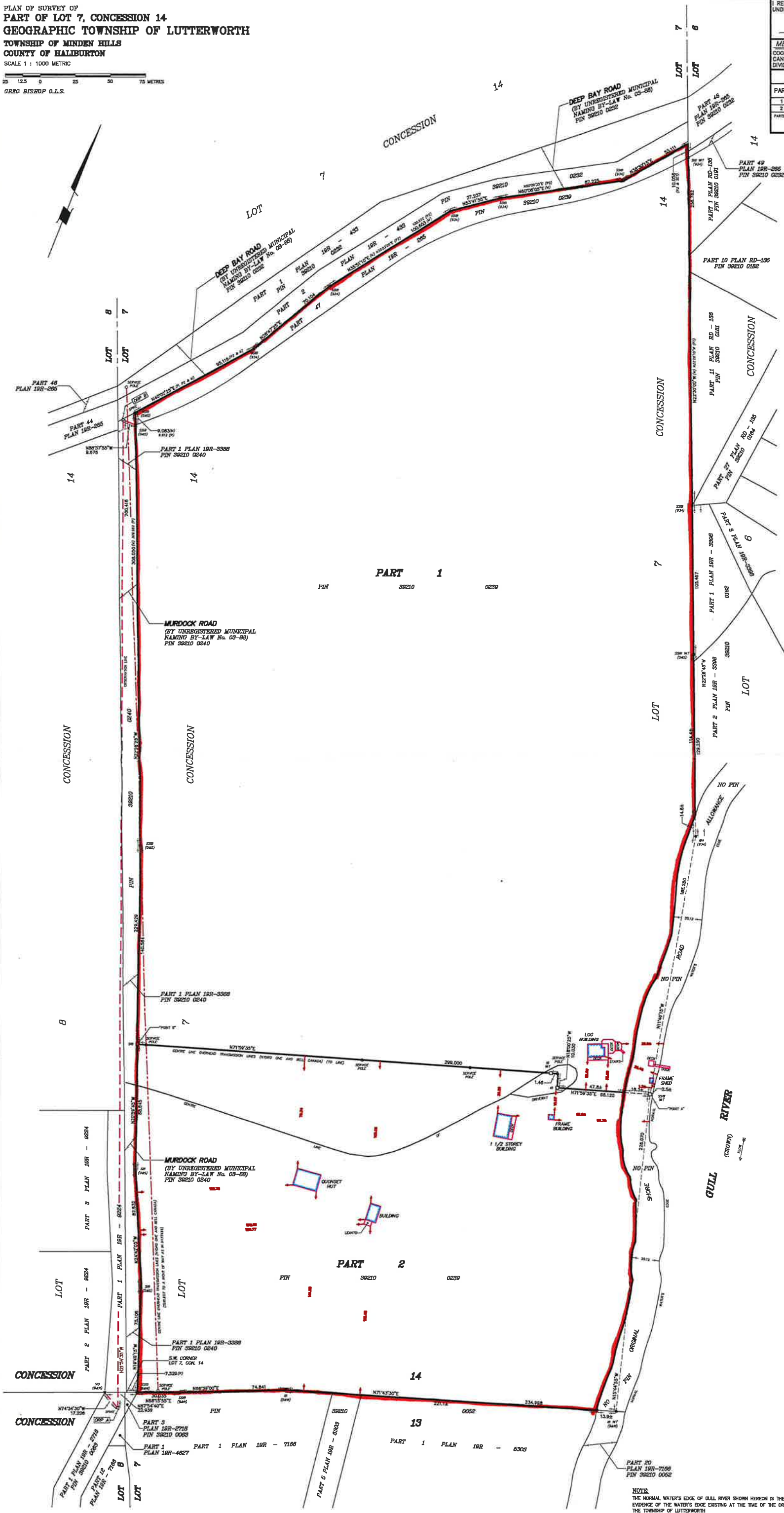
TOWNSHIP OF MINDEN HILLS
 COUNTY OF HALIBURTON

SCALE 1 : 1000 METRIC
 GREG BISHOP O.L.S.



GREG BISHOP O.L.S.

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.		PLAN19R-	
DATE _____ GREG BISHOP _____		RECEIVED AND DEPOSITED _____	
METRIC: DISTANCES AND COORDINATES ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.			
REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF HALIBURTON (No. 19)			
SCHEDULE			
PART	LOCATION	PIN	AREA
1	PART OF LOT 7, CONCESSION 14	ALL OF 39210 0239	22,066 Hq. & 0.171 Hq. &
PARTS 1 AND 2: SUBJECT TO RIGHT OF WAY AS IN WITHIN.			



INTEGRATION DATA

DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

UTM GRID BEARINGS ARE DERIVED FROM OBSERVED REFERENCE POINTS A AND B, USING THE SHARPEST NETWORK, HAVING A GRID BEARING OF N21°54'30"W REFERRED TO THE CENTRAL MERIDIAN UTM ZONE 17, NAD 83 (CGRS) (2011) (91°WEST LONGITUDE).

FOR BEARING COMPARISONS, A ROTATION OF 1°33'35" (COUNTER CLOCKWISE) WAS APPLIED TO BEARINGS ON PLAN 19R-3388, PLAN 19R-135 AND PLAN 19R-433.

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE CORRECTED SCALE FACTOR OF 0.99999896.

OBSERVED REFERENCE POINTS (ORP): UTM ZONE 17, NAD83 (CGRS) (2011), COORDINATES TO RURAL ACCURACY PIN SECTION 14 (2) OF OREG. 218/10.

POINT ID	NORTHING	EASTING
ORP A	4873461.725	876857.758
ORP B	4874141.354	878258.458

CAUTION:
 COORDINATES CANNOT IN THEMSELVES BE USED TO RE-ESTABLISH CORNER OR BOUNDARY SHOWN ON THIS PLAN.

- LEGEND**
- DENOTES SURVEY MONUMENT FOUND
 - DENOTES SURVEY MONUMENT PLANTED
 - ▣ DENOTES STANDARD IRON BAR
 - ⊠ DENOTES SHORT STANDARD IRON BAR
 - ⊞ DENOTES IRON BAR
 - ⊟ DENOTES IRON POST
 - ⊠ DENOTES 3/4" DIA. ROAD IRON BAR
 - ⊡ DENOTES 1/2" IRON BAR
 - ⊢ DENOTES WITNESS
 - (14) DENOTES GREG BISHOP O.L.S.
 - (14a) DENOTES H.C. BISHOP O.L.S.
 - (14b) DENOTES BISHOP & WILSON LTD O.L.S.
 - (14c) DENOTES J.E. TREMPER O.L.S.
 - (14d) DENOTES PAUL WILSON O.L.S.
 - (14e) DENOTES DEARDEN & STANTON O.L.S.
 - (14f) DENOTES ORION UNIDOMM
 - (14g) DENOTES MEASURED
 - (14h) DENOTES PLAN 19R-3388
 - (14i) DENOTES PLAN 19R-135
 - (14j) DENOTES 19R-433

NORMAL WATER'S EDGE FOR POINT A

STATION	EASTING	NORTHING
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SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THIS SURVEY WAS COMPLETED DECEMBER 1, 2018.

FEBRUARY 21, 2017
 HALIBURTON, ONTARIO.

GREG BISHOP SURVEYING AND CONSULTING LTD.
 ONTARIO LAND SURVEYOR
 BOX 308, HALIBURTON, ONTARIO, N0M1S0
 PHONE (705) 457-2811

NOTES:
 THE NORMAL WATER'S EDGE OF GULL RIVER SHOWN HEREIN IS THE BEST AVAILABLE EVIDENCE OF THE WATER'S EDGE EXISTING AT THE TIME OF THE ORIGINAL SURVEY OF THE TOWNSHIP OF LUTTERWORTH