

Corporation of the Township of Essa
5786 County Road 21
Utopia, Ontario
L0M 1T0



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**NOTICE OF A PUBLIC MEETING pursuant to the PLANNING ACT
concerning
AN OFFICIAL PLAN AMENDMENT (OPA 47)
& A ZONING BY-LAW AMENDMENT (Z15-23)**

(8949 Smith Road, Essa, PT E & W PTS LT 32 CON 6, PT E 1/2 LT 31 CON 6 ESSA PT 4 51R30291
EXCEPT PT 1 51R33656 & PT 1 51R38860 SUBJECT TO AN EASEMENT OVER PT LT 32 CON 6 PT 1,
51R37679 IN FAVOUR OF PT LT 32 CON 6 PT 1, 51R33656 AS IN SC906266 TOWNSHIP OF ESSA)

TAKE NOTICE that the Council of the Corporation of the Township of Essa will hold a **Public Meeting on Wednesday the 21st day of February, 2024 at 6:00 p.m.** at the Township of Essa Administration Centre, 5786 County Road No. 21, located three (3) kilometres east of Baxter, to consider a Zoning By-law Amendment under the Planning Act, R.S.O. 1990, c.P.13.

THE PURPOSE OF THE MEETING is to review an application for an Official Plan Amendment and a Zoning By-law Amendment for property known as 8949 Smith Road. The subject land is designated as both “Rural” and “Industrial” in the Township of Essa’s Official Plan, 2001, and is zoned “Agricultural (A) Zone” and “General Industrial (M1) Zone” in Zoning By-law 2003-50. The applicant is proposing to change the existing Rural-designated lands to “Industrial” and rezone the Agricultural lands to the “General Industrial (M1) Zone”. The amendment would support a proposed Draft Plan of Subdivision, which proposes to create twenty-eight (28) Blocks, twenty-five (25) of which will be used for industrial uses, two (2) for the purpose of SWM Blocks and one (1) for an Environmental Protection Block. A site map has been attached.

ADDITIONAL INFORMATION relating to the Zoning By-law Amendment is available for inspection during regular office hours at the Township of Essa Administration Centre, Planning and Development Department (lower level) or through email correspondence directed to Oliver Ward, Policy Planner at plan@essatownship.on.ca.

ANY PERSON may attend the meeting and make representation or present submissions respecting these matters. If a person or public body that files an appeal of a decision of the Township of Essa in respect of the proposed Amendment(s) does not make oral submissions at the public meeting or make written submissions to the Township of Essa before the proposal is approved or refused, the Ontario Land Tribunal may dismiss all or part of the appeal.

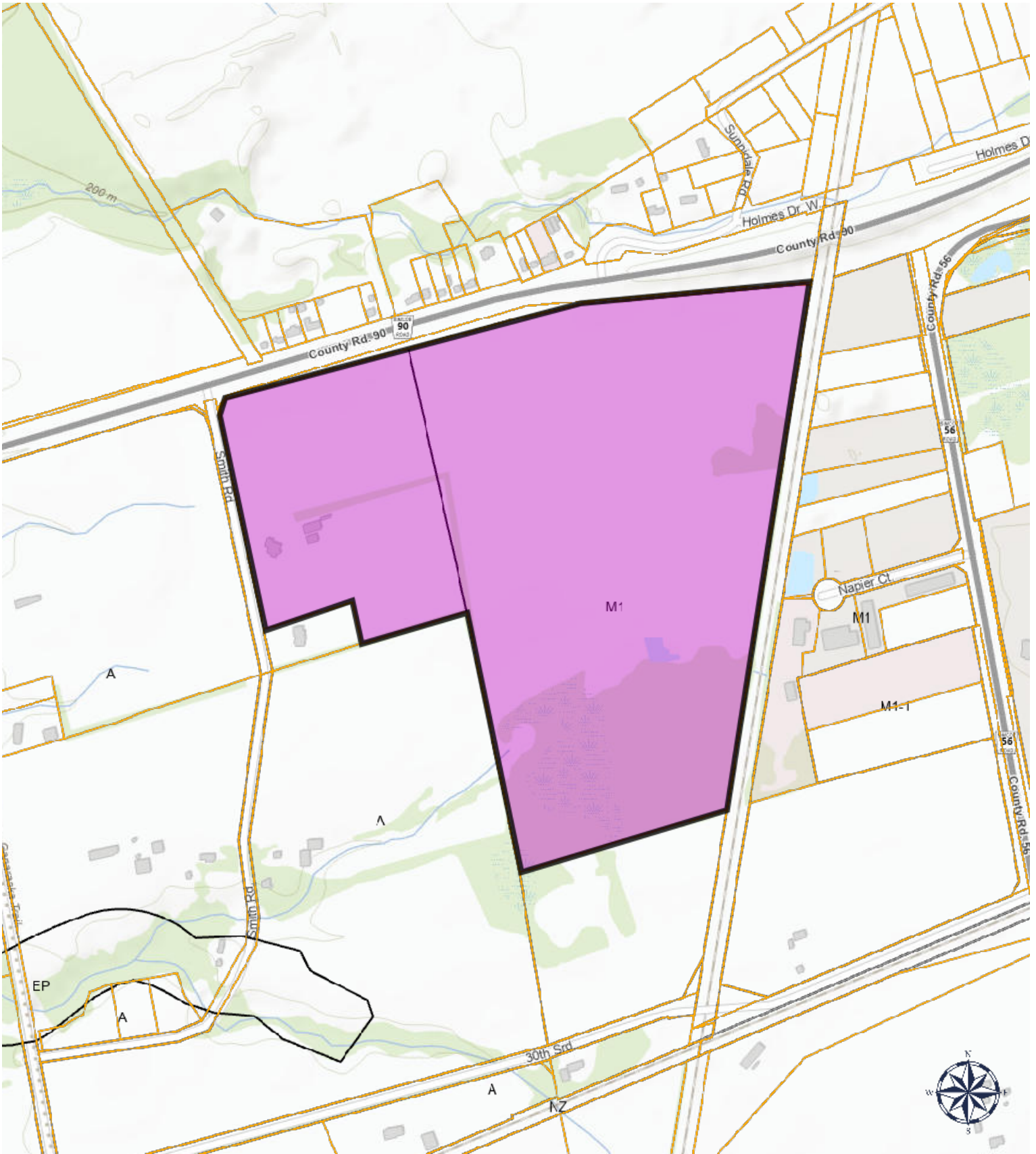
If you wish to be notified of the decision of the Township of Essa in respect of the proposed Amendment(s), you must make a written request to the Clerk, Township of Essa, Administration Centre, 5786 County Road #21, Utopia, ON, L0M 1T0 (llehr@essatownship.on.ca).

DATED at the Township of Essa this 29th day of January, 2024.

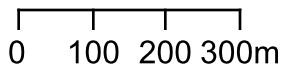
A handwritten signature in black ink, appearing to read 'Oliver Ward', is written over a horizontal line.

Oliver Ward
Policy Planner

8949 Smith Road OPA/ZBA/DPS



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Jan. 29, 2024