

**THE CORPORATION OF THE CITY OF DRYDEN
NOTICE OF COMPLETE APPLICATION AND PUBLIC MEETING
FOR A ZONING BY-LAW AMENDMENT**

TAKE NOTICE that pursuant to the requirements of Section 34 of the Planning Act, R.S.O. 1990, c. P.13, as amended, the Corporation of the City of Dryden advises that an application for amendment to Comprehensive Zoning By-law No. 2740-2000 has been received and was deemed to be a complete application pursuant to the *Planning Act*.

AND FURTHER, TAKE NOTICE that the Council of the Corporation of the City of Dryden will hold a Public Meeting for the purpose of giving the public an opportunity to make representations in respect of the proposed Zoning By-law Amendment to Comprehensive Zoning By-Law No. 2740-2000 under Section 34 of the Planning Act, R.S.O. 1990 c. P. 13, as amended.

Please note that due to the COVID-19 Emergency, the meeting will be held virtually by the Council of the Corporation of the City of Dryden on October 20th, 2021 at 5:00 p.m. via Microsoft Teams.

THE LOCATION of the lands affected by the proposed amendment are at 65 Rourke Avenue, and are legally described as PIN 42084-0155 PCL 19244 SEC DKF; LT 7 PL M318; DRYDEN. The subject property is shown on the key map included with this Notice.

THE PURPOSE AND EFFECT of the proposed amendment is to rezone the subject property to permit the development of an indoor vertical farm operation for fruits and vegetables. The subject property is currently located within the Residential Type 2 (R2) Zone and is proposed to be rezoned to the General Commercial (CG) Zone, which permits commercial operations. The development proposes no changes to the currently existing physical exterior structure of the building. No exceptions to the provisions of the General Commercial (CG) Zone are being sought.

COPIES of the proposed amendment material and additional information relating to the proposed Zoning By-law Amendment are available upon request. **Questions relating to the application should be directed to Benito Russo, Junior Planner.**

PLEASE NOTE: Due to virtual format of the Public Hearing, if you wish to provide comments on the application, please do so in writing to the City Clerk in advance of the Public Hearing. You may also provide verbal comments by calling the following number and leaving a voicemail message: 807-223-2225 ext. 521. Voicemails received 24 hours before the hearing will be transcribed and read at the Public Hearing. **Further, if you wish to participate in the Public Hearing, please contact Allyson Euler the Acting City Clerk to receive instructions.**

If you wish to be notified of the decision of the City of Dryden on the proposed Zoning By-law Amendment, you must make a written request to Allyson Euler, Acting City Clerk.

If a person or public body would otherwise have an ability to appeal the decision of the City of Dryden to the Ontario Land Tribunal but the person or public body does not make oral submissions at a Public Meeting or make written submissions to The City of Dryden 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 a Public Meeting or make written submissions to the City of Dryden 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 unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

PLEASE NOTE that one of the purposes of the Planning Act is to provide for planning processes that are open, accessible, timely and efficient. Accordingly, all written submissions, documents, correspondences,

e-mails or other communications (including your name and address) form part of the public record and will be disclosed or made available by the City of Dryden to such persons as the City of Dryden deems appropriate, including anyone requesting such information. Accordingly, in providing such information, you shall be deemed to have consented to its use and disclosure as part of the planning process.

DATED AT THE CITY OF DRYDEN THIS 28th DAY OF SEPTEMBER 2021.

Allyson Euler, Acting City Clerk
30 Van Horne Avenue
Dryden, Ontario, P8N 2A7
Tel: (807) 223-1432
aeuler@dryden.ca

**KEY MAP
SUBJECT PROPERTY SHOWN IN RED**

