



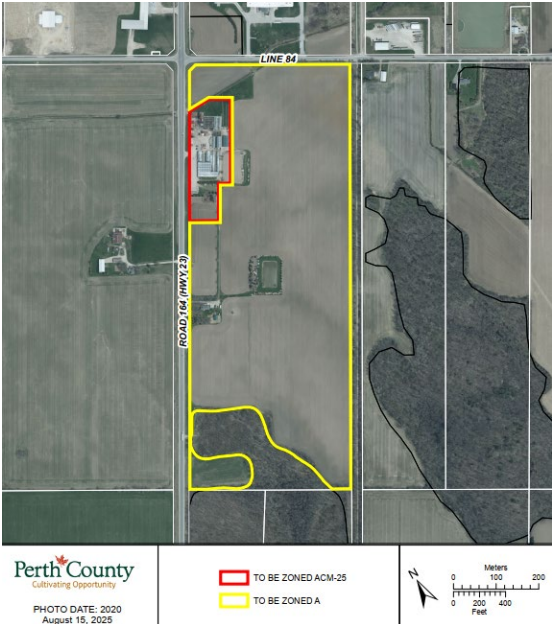
NOTICE OF COMPLETE APPLICATION & PUBLIC MEETING
for a Proposed Zoning By-law Amendment

Meeting Date:	September 22, 2025
Meeting Time:	7:00 p.m.
Meeting Location:	Municipality of North Perth Council Chambers 330 Wallace Ave North, Listowel, ON
File No.:	7-2024
Applicant:	Patterson Planning Consultants Inc. / Sluys, Franciscus & Jelleke
Location of Property:	Lot 16, Concession 2, Elma Ward, Municipality of North Perth (7877 Perth Road 164)

TAKE NOTICE a statutory public meeting is taking place to discuss a proposed Amendment Zoning By-law affecting the property described above. The application was deemed complete on April 11, 2024 pursuant to Section 34 (10.4) of the *Planning Act* in accordance with the *Planning Act*, R.S.O. 1990. O. Reg. 545/06 s. 5

Purpose and Effect: An application has been received requesting the rezoning of a portion of the above noted property to Special - Agriculture-Commercial/Industrial Zone (ACM-25) from Special Agricultural Zone (a-36) to allow for the severance of the existing Greenhouse/Garden Centre from the Agricultural lands. The request would also amend the existing Special Agricultural Zone (A-36) to General Agriculture (A) for the retained parcel. Severance application B28-24 is associated with the above noted severance.

The Consent and Zone Change Applications have been amended to reflect changes to the parcel configuration due to comments from the Ministry of Transportation and to align with the Employment Lands in the Draft Approved County of Perth Official Plan.



Public Delegations and Participation: We value your input. Any person may express their support, opposition or comments to this application.

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.

To submit comments or register for the Public Meeting, please contact the Municipal Clerk (contact details below) prior to 12:30 pm on the day of the meeting.

If a person or public body would otherwise have an ability to appeal the decision of the Municipality of North Perth 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 Municipality of North Perth 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 Municipality of North Perth 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.

ADDITIONAL INFORMATION relating to the proposed Zoning By-law Amendment is available upon request and will be shared virtually where possible. If required, arrangements can be made to have a package prepared and available for pick up at the Municipality of North Perth office. For information related to this planning application, please contact Nathan Garland at (519) 271-0531 ext. 417 or ngarland@perthcounty.ca.

DATED AT THE MUNICIPALITY OF NORTH PERTH THIS 2ND DAY OF SEPTEMBER, 2025

Sarah Carter, Acting Clerk
Municipality of North Perth
330 Wallace Ave North, Listowel ON N4W 1L3
Telephone: (519) 292-2063 Email: clerks@northperth.ca