



**NOTICE OF PASSING
ZONING BY-LAW AMENDMENT
UNDER THE PLANNING ACT, R.S.O. 1990 (AS AMENDED)**

TAKE NOTICE:

The Council of the Corporation of the Township of Augusta passed By-Law Number 3785-2025 on June 9, 2025, under Section 34 of the Planning Act, R.S.O. 1990, as amended.

BY-LAW EXPLANATION:

An explanation of the purpose and effect of the By-law, describing the lands to which the By-Law applies, and a key map, showing the location of the lands to which the By-Law applies, are included in the **attached Explanatory Note**.

The complete By-Law is available to the public for inspection in the municipal office during regular office hours.

You are being circulated this notice if you are the applicant and/or property owner or you filed a written request to be notified of the decision or are a prescribed person or public body.

APPEAL INFORMATION:

The applicant, the Minister, or a specified person or public body that has an interest in the matter may appeal all or part of this Zoning By-law Amendment to the Ontario Land Tribunal.

An appeal to the Ontario Land Tribunal in respect to all or part of this Zoning By-law Amendment may be made by filing a notice of appeal with the Clerk either via the Ontario Land Tribunal e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service/> by selecting Augusta Township as the Approval Authority, or by mail at 3560 County Road 26, Prescott, ON KOE 1T0, **no later than 4:30 p.m. on July 2, 2025**. The filing of an appeal after 4:30 p.m., in person or electronically, will be deemed to have been received the next business day.

The appeal fee of \$400.00 (fee for a private citizen, a registered charity or a non-profit ratepayers' association) can be paid online through e-file or by certified cheque/money order to the Minister of Finance, Province of Ontario. If you wish to appeal to the Ontario Land Tribunal (OLT) or request a fee reduction for an appeal, forms are available from the OLT website at www.olt.gov.on.ca. If the e-file portal is down, you can submit your appeal to lveltkamp@augusta.ca.



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Only individuals, corporations and public bodies may appeal a zoning By-Law to the Ontario Land Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the By-Law was passed, the person or public body made oral submissions at a public meeting or written submissions to the Council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

Dated June 12, 2025, at the Township of Augusta.

Lindsey Veltkamp, Clerk
Township of Augusta
3560 County Road 26
Prescott, ON K0E 1T0
Telephone: 613-925-4231 ext. 105



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EXPLANATORY NOTE TO BY-LAW 3785-2025

The purpose of this By-Law is to amend Zoning By-Law 2965, to make amendments to Schedule G1 of the Zoning By-Law, for lands located at 13 Sarah Street, Maitland, Assessment Roll No. 0706 000 035 14700.

This 5.2 acre (2.1 ha) property is currently zoned RV-X4, Special Exception Four Residential Village Zone.

This application is for a Temporary Use Zoning By-Law Amendment to permit a 1500 sq.ft. (139.35 sq.m.) portion (up to 50 seats) of the existing residential dwelling and a 150 x 400 (60,000 sq.ft/5574 sq.m.) portion (up to 200 seats) of the rear yard area on the south side of the dwelling to be used as an Assembly Hall/outdoor venue for hosting weddings and other events for a temporary three (3) year period. A RV-X4(T) Zone provision is proposed to be added to the RV-X4 Zone.

The land areas to be rezoned are designated Settlement Area in the Official Plan Schedule A.

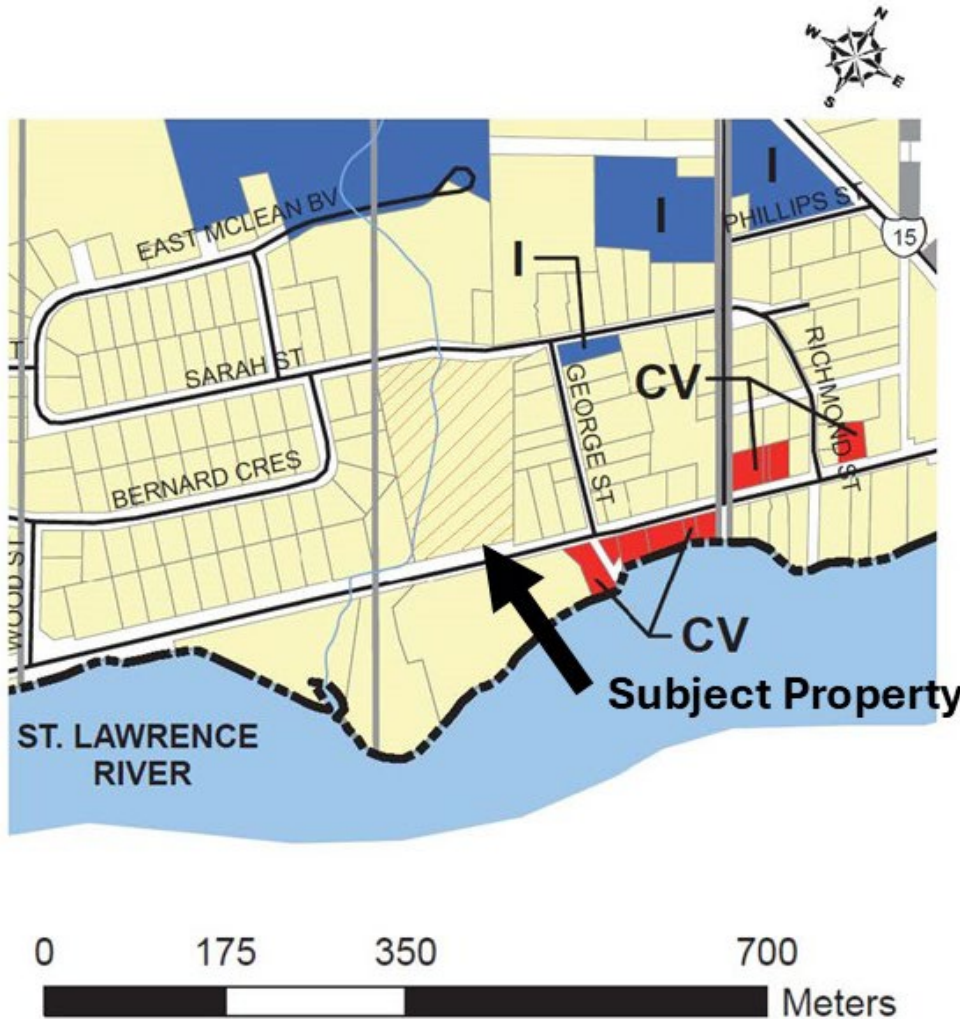
The Planning Advisory Committee (PAC) at their June 4, 2025 meeting, received a Staff Report prepared on the application and concurred in advancing a recommendation on the Temporary Use Zoning By-Law Amendment to Council

The proposed Temporary Use Zoning By-Law Amendment appears to align with the Settlement Area policies of Augusta's Official Plan and is **recommended for approval**, as detailed in By-Law 3785-2025 appearing on Council's June 9, 2025 agenda.

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Key Map to By-Law 3785-2025

13 SARAH STREET
PLAN 9, PT UNNUMBERED LOT N; KING ST PT UNNUMBERED LOT S; GRAND
TRUNK RWY, RP 15R10237; PART 1
ROLL 0706 000 035 14700



 Area to be rezoned to RV-X4(T)