

**NOTICE OF STATUTORY PUBLIC MEETING
ZONING BY-LAW AMENDMENT NO. Z05-2024
60 DESSON ROAD (DELL)
THE CORPORATION OF THE MUNICIPALITY OF SIOUX LOOKOUT**

TAKE NOTICE THAT an application for a Zoning By-law Amendment has been submitted under Section 34 of the Planning Act, R.S.O. 1990, Chapter p. 13, as amended, by Scott Dell for the subject lands known locally as 60 Desson Road. The subject lands are described legally as RANGE 5 LOT 6 RP 23R8242 PARTS 1 2 & 8 PCL 39298. The subject lands are shown on the Key Map included in this Notice.

The owners have applied for a Consent Application (C02-2024) to create one new lot on the subject lands. The Consent Application is scheduled to be heard by the Committee of Adjustment on April 2, 2024. A condition of provisional Consent has been included to require that the new lot complies to the Zoning By-law.

The PURPOSE AND EFFECT of the Zoning By-law Amendment Application (Z05-2024) is to rezone a portion of the subject lands (the proposed new lot) from the Residential Shoreline (RS) Zone to the Rural Residential (RR) Zone. Following the proposed Consent, this portion of the subject lands would no longer have lot frontage on the shoreline and therefore the RR Zone is appropriate for the new lot. An amendment is also required to permit the proposed lot with a lot frontage of 20 metres on Desson Road. Section 5.5.2 of the Zoning By-law requires a minimum lot frontage of 40 metres for properties within the RR Zone.

The Municipality of Sioux Lookout will consider the applications at the Statutory Public Meeting on **Wednesday, April 17, 2024 at 5:30 p.m. in Council Chambers at the Municipal Office.**

If you wish to provide comments on the applications, please do so in writing to the Planning Coordinator in advance of the Public Meeting. You may also provide verbal comments by calling 807-737-2700 ext. 2234 and the comments will be transcribed and presented at the Public Meeting. Further, if you wish to participate or speak at the Public Meeting, please contact the Planning Coordinator. Anyone wishing to provide comments or speak at the meeting must submit their request by phone or email by **noon on April 17, 2024.**

ANY PERSON may attend the Public Meeting and/or make written or verbal representation either in support or in opposition to the proposed Zoning By-law Amendments.

If you wish to be notified of the decision of the Municipality of Sioux Lookout in respect of the proposed Zoning By-law Amendment, you must make a written request to the Planning Coordinator of the Municipality (see address below).

If a person or public body would otherwise have an ability to appeal the decision of the Municipality of Sioux Lookout to the Ontario Land Tribunal but the person or public body does not make oral submission at a Public Meeting or make written submissions to the Municipality of Sioux Lookout before the Zoning By-law Amendments are passed/approved, 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 submission to the Municipality of Sioux Lookout before the Zoning By-law Amendments are passed/approved, 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.

For more information about this matter, including information about appeal rights, contact the Development Services Department at the Municipal Office, 25 Fifth Avenue, Sioux Lookout, Ontario, P8T 1A4, from 9:00 a.m. to 4:00 p.m. Monday to Friday. Information can also be made available by email to planning@siouxlookout.ca or by phone at 807-737-2700 between 8:00 a.m. to 4:30 p.m. Monday to Friday.

Bright Opare, Planning Coordinator
Municipality of Sioux Lookout
Box 158, Sioux Lookout ON P8T 1A4,
Phone: (807) 737-2700
Email: planning@siouxlookout.ca

Dated at the Municipality of Sioux Lookout this 20th day of March, 2024.

KEY MAP

