

Take notice that the Municipal Council of the Corporation of the Town of Hawkesbury will hold a public meeting on **Thursday, May 27, 2021, at 6:00 p.m. virtually** to consider the proposed Official Plan Amendment and Zoning By-law N° 20-2018 under Sections 17, 21, and 34 of the *Planning Act*, R.S.O. 1990, c. P. 13 as amended.

The purpose of the application is to change the designation of this property in the Town of Hawkesbury's Official Plan and to rezone said property. Currently the western part of the property is designated in the Official Plan as a Community Commercial policy area while the eastern part is designated as a Trade and Industry policy area. The proposed new designations are Trade and Industry Transition policy area for the part of the land adjacent to County Road 17, East of Industriel Boulevard. The rest of the property will be designated as a Residential policy area. These designations must be changed to allow proper zoning for this project. The property is currently zoned Highway Commercial (CH) West of Industrial Boulevard and Trade and Industry Zone 2 (E2) East of said Boulevard. The intention of this request is to rezone the western and northern part of Industrial Boulevard as Mixed Residential with different densities ranging from Residential Density 2 (R2) to Residential Density 4 (R4), the part located north of Alexander Siversky Street will also be zoned Residential Density 4 (R4). The land east and bordering County Road 17 would become Regional Commercial (CR). These Zoning By-law and Official Plan Amendment applications will be specific to the property located at 545 Industriel Boulevard, in the Town of Hawkesbury, County of Prescott.

If a person or public body would otherwise have the ability to appeal the decision of the approval authority, being the United Counties of Prescott and Russell, to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the Corporation of the Town of Hawkesbury before the proposed Official Plan amendment is adopted, the person or public body is not entitled to appeal the decision.

If a person or public body would otherwise have the ability to appeal the decision of the Corporation of the Town of Hawkesbury to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the Corporation of the Town of Hawkesbury before the municipal 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 Corporation of the Town of Hawkesbury before the proposed Official Plan amendment is adopted and the Municipal By-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Oral and written submissions will form part of the public meeting minutes record, including the name and address of the speaker, as information collected under the *Municipal Freedom of Information and Protection of Privacy Act*. The minutes of the meeting will be posted on the Town's website.

Following the Public Health guidelines, this meeting will take place virtually in order to comply with the current health rules. Anyone wishing to attend the meeting must confirm his or her attendance at the following email address: infoplanning@hawkesbury.ca, **no later than May 25, 2021**. Once you have registered to participate in the meeting, details regarding access to the videoconferencing platform will be communicated to you. We kindly ask you to send any comments or questions in advance to the above-mentioned email address.

This meeting will be available for your viewing on our YouTube channel the day after the meeting at the following web address : infoplanning@hawkesbury.ca.

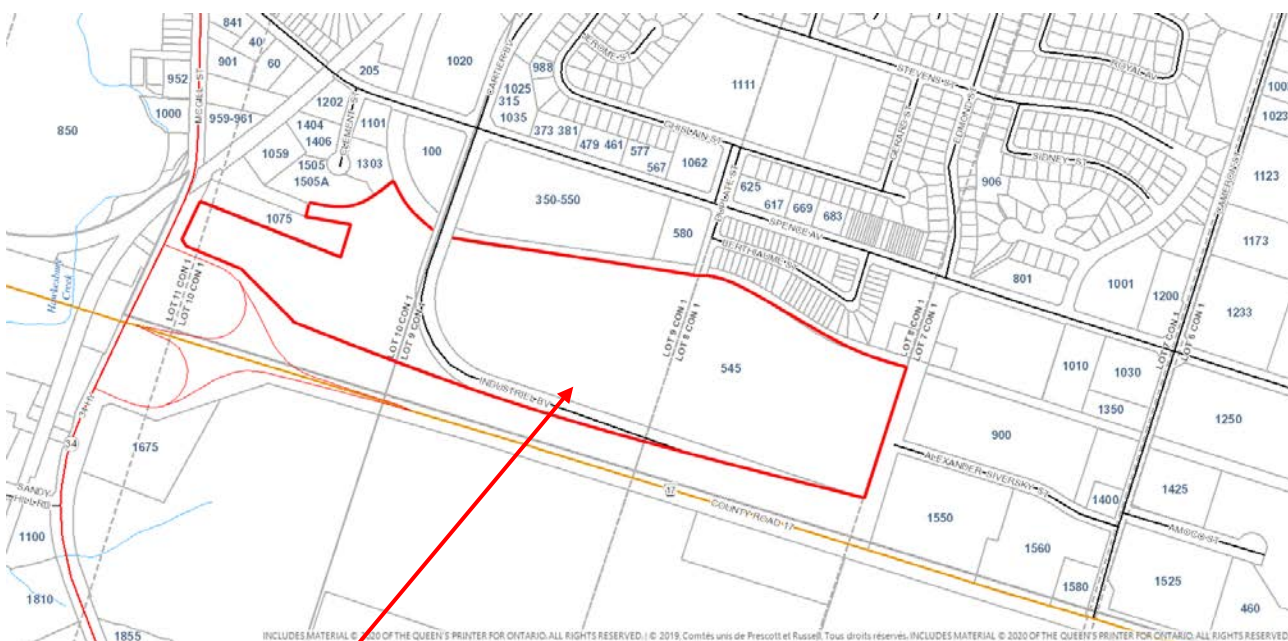
Any person wishing to be notified of the adoption of the proposed Official Plan & Zoning By-law amendments, or of the refusal of said proposals you must make a written request to the Planning Department of the Town of Hawkesbury by email at infoplanning@hawkesbury.ca.

Additional information relating to the proposed amendment to Zoning By-law N° 20-2018 is available to the public by contacting the Town's Planner at the following email: infoplanning@hawkesbury.ca.

Other Considerations

Project information can be found on the Town's website at www.hawkesbury.ca under the Town Hall tab on the home page, in the Urban Planning section and by clicking on the Public meetings tab.

KEY PLAN



Targeted land

Dated at the municipality of the
Town of Hawkesbury
This 30th day of April 2021

Céleste Cordonnier, Planner
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www.hawkesbury.ca