



NOTICE OF COMPLETE ZONING BY-LAW AMENDMENT APPLICATION & PUBLIC MEETING

Pursuant to Section 34 of the *Planning Act* R.S.O. 1990, Ch. P.13.

TAKE NOTICE that a **Public Meeting** will be held on **Tuesday, May 6, 2025, at 6:00 p.m.** to consider a proposed Zoning By-law Amendment under Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P.13.

Please be advised that the **Municipality of Mississippi Mills** has initiated the following Zoning By-law Amendment.

File Number:	D14-MM2-25
Owner:	Municipality-Initiated Zoning By-law Amendment
Affected Lands:	All lands within the Municipality of Mississippi Mills (No map attached)
Purpose And Intent of The Zoning By-Law Amendment:	<p>As part of Official Plan Amendment 32 (OPA 32) and the Housing Accelerator Fund (HAF) provided by the Canada Mortgage and Housing Corporation (CMHC), the proposed Zoning By-law Amendment seeks to amend Zoning By-law #11-83 with the following items:</p> <ul style="list-style-type: none">• Add Semi-Detached Dwelling as a permitted use in the Residential First Density (R1) zone;• Update Additional Residential Unit (ARU) zoning provisions to align with Provincial standards;• Add a definition for Stacked Townhouse Dwelling and add Stacked Townhouse Dwelling as a permitted use in the Residential Fourth Density (R4) zone, limited to three (3) storeys in height. <p>For more information regarding the Municipality's HAF initiatives, please visit our website: https://www.mississippimills.ca/haf</p>
Public Meeting Details:	The Municipality of Mississippi Mills will be hosting a Public Information Session (PIC) for an update on MM2048 projects, which will feature the topics addressed in this amendment. The PIC will be held on <u>Wednesday, April 30, 2025, from 2:00 p.m. to 8:00 p.m.</u> at the John Levi Community Centre .

The Statutory **Public Meeting** for this Zoning By-law Amendment will be held on: **Tuesday, May 6, 2025, at 6:00 p.m. at the Municipality of Mississippi Mills Municipal Office, 3131 Old Perth Road, Almonte, ON K0A 1A0.** **Please Contact the Planner Noted Below to Participate**

IF YOU WISH TO SPEAK AT THE PUBLIC MEETING before Council, please send an email to the assigned planner noted below with the subject line “**D14-MM2-25 Registered Speaker Request**”. The maximum allotted time per delegation will be 5 minutes.

IF YOU WISH TO VIEW THE PUBLIC HEARING ONLINE, please follow this link to the Municipality’s web page: <https://calendar.mississippimills.ca/council>. When the meeting is live, this link will give you viewing privileges only, there will be no opportunity to speak via this link.

IF YOU WISH TO VIEW THE MEETING IN-PERSON, you may attend the Council Meeting during the above noted time held in the Municipality of Mississippi Mills Municipal Office, 3131 Old Perth Road, Almonte, ON K0A 1A0. If you wish to speak at the Public Meeting, please contact the assigned planner noted below to participate.

IF YOU WISH TO BE NOTIFIED of the decision of the Municipality of Mississippi Mills on the proposed zoning by-law amendment, **you must make a written request to the Municipality of Mississippi Mills, 14 Bridge Street, Almonte, ON K0A 1A0 or by emailing a written request to the assigned planner noted below.**

IF A PERSON OR PUBLIC BODY would otherwise have an ability to appeal the decision of the Municipality of Mississippi Mills to the Ontario Land Tribunal but the person or public body does not make oral submissions at the virtual public meeting or make written submissions to Municipality of Mississippi Mills 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 Mississippi Mills 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.

AFTER A DECISION has been made by Council, persons wishing to formally register an objection must, regardless of any previous submissions, file with the Clerk of the Municipality a Notice of Appeal setting out the objection and the reasons in support of the objection accompanied with the appeal fee to the Ontario Land Tribunal.

IF YOU ARE THE OWNER OF A BUILDING WITH SEVEN (7) OR MORE RESIDENTS, it is requested that you post this notice in a location visible to all of the residents.

ADDITIONAL INFORMATION about this application is available on the Municipality’s web page. For more information about this matter, including information about appeal rights, contact the assigned planner:

Hayley McCartney, Policy Planner
Municipality of Mississippi Mills
14 Bridge Street, P.O. Box 400
Almonte, ON K0A 1A0
613-256-2064
hmccartney@mississippimills.ca



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Dated April 7, 2025