



NOTICE OF COMPLETE APPLICATION AND PUBLIC MEETING

pursuant to Section 53
of the *Planning Act*, R.S.O. 1990, as amended

APPLICATION FOR CONSENT (B-02-2025)

Owners: Ken and Jeff White Ltd
Agent: Trey White
Location: 9554 McEwen Drive
Roll No.: 393900003023400

Public Meeting

Council will hold a public meeting to consider the proposed consent application. The details are as follows:

Date: March 26, 2025

Time: 3:30 p.m.

Place: This will be a **hybrid in-person / virtual meeting** broadcasted on the Municipality's YouTube Channel. Details around how to view the meeting can be found on the Municipality's website at middlesexcentre.on.ca/council-meetings.

Planner: Dan Fitzgerald, 519-930-1008, dfitzgerald@middlesex.ca

Purpose and Effect of the Consent Application

The Municipality is seeking input on a development application that is located within 60 metres of your property. The purpose and effect of Consent Application B-02-2025 is to sever a surplus farm residence from the farm parcel located at 9554 McEwen Drive, while also establishing an easement for the existing geothermal heating system. The severed parcel is proposed to have a frontage of approximately 11 metre (36 feet) on McEwen Drive, and an area of approximately 0.32 ha (0.79 ac). The retained farmland would maintain a broken frontage of approximately 587 m (1,926 feet) on McEwen Drive and an area of 19.4 ha (48 ac). The applicant is proposing to maintain a dwelling and associated services on the severed land. The remnant parcel would be maintained as farmland in crop production and would be subject to an easement for the existing geothermal loop.

The land is designated Agricultural in Middlesex Centre's Official Plan and zoned 'Agricultural (A1)' in Middlesex Centre's Comprehensive Zoning By-law. A portion of the lands are within the Ausable Bayfield Conservation Authority Regulated Area.

How to Participate and/or Provide Feedback on the Application

If you have questions about the application, we encourage you to contact the Planner directly in advance of the meeting as they may be able to answer your questions. There are several ways to participate in the public meeting and/or submit feedback on the application:

1. **VIEW THE MEETING** live, virtually on the Municipal YouTube Channel at <https://www.youtube.com/c/MunicipalityofMiddlesexCentre>. No pre-registration is required.
2. **SUBMIT WRITTEN COMMENTS** to the Municipal Clerk at clerk@middlesexcentre.ca. Comments will form part of the public record and will be circulated to the Committee of Adjustment and staff. Please be aware that if you are submitting correspondence to the Municipality of Middlesex Centre regarding this application, your name, contact information, and communications may become party of the public record that will be available to the general public, pursuant to the *Planning Act* and the *Municipal Freedom of Information and Protection and Privacy Act*.
3. **SPEAK TO COMMITTEE** remotely by pre-registering with the Clerk by emailing clerk@middlesexcentre.ca. Upon receipt of your email, you will receive a reply with instructions for obtaining your unique Zoom link in order to participate in the Public Meeting.
4. **ATTEND THE MEETING IN PERSON** at the Ilderton Community Centre (13168 Ilderton Rd). Any members of the public who wish to speak to an application will be given the opportunity to do so.

How to Stay Informed

If you wish to be notified of the decision of the Committee of Adjustment of the Municipality of Middlesex Centre regarding the proposed application, you must make a written request to the Clerk by mail at 10227 Ilderton Rd, Ilderton, ON, N0M 2A0, or by email at clerk@middlesexcentre.ca. For more information about this application, including information about appeal rights, please contact the Planner, Dan Fitzgerald, 519-930-1008.

Information on Appeals

Section 53(19) of the *Planning Act* defines the parties that are eligible to appeal the decision to the Ontario Land Tribunal. If a person or public body has the ability to appeal the decision of the Committee in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Committee before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal.

Other Planning Act Applications

None.

If you are aware of any persons affected by this application who have not received a copy of this notice, it would be appreciated if you would so advise them.

DATED at the Municipality of Middlesex Centre this 7th day of March, 2025.

Megan Kamermans

Megan Kamermans
Secretary-Treasurer, Committee of Adjustment

Location Map

