



# Notice of Public Meeting Notice of Complete Application

Proposed Zoning By-law Amendment  
VL Knoll Street  
Owner: 12249324 Canada Inc / Stanley Homes  
Agent/Applicant: N/A

## Proposed Change

The City of Port Colborne has received a complete application for a proposed Zoning By-law Amendment submitted by Stanley Homes for the lands known as Part 1 on Registered Plan 59R-15742, on the east side of Knoll Street, formerly in the Township of Humberstone, now in the City of Port Colborne, Regional Municipality of Niagara, municipally known as a vacant lot on Knoll Street. A sketch of the subject lands is shown on the reverse of this notice.

The application for Zoning By-law Amendment proposes to change the zoning from First Density Residential (R1) to Second Density Residential (R2) to permit a semi-detached dwelling.

## More Information

For more information on the proposed changes please contact Chris Roome, Planner, at Chris.Roome@portcolborne.ca or 905-835-2900 ext. 205.

**NOTE:** If you are receiving this notice as the owner of land that contains multiple residential units, please post this in a location that is visible to all tenants.

## Virtual Public Meeting

Date: Tuesday, June 6<sup>th</sup>, 2023  
Time: 6:30 pm  
Place: Council Chambers – Third Floor City Hall

### **How to Participate?**

**Observe the meeting:** Any interested members of the public can attend the meeting in-person, or watch the meeting live on the City's YouTube channel at [https://www.youtube.com/watch?v=a0J\\_IWznQRw](https://www.youtube.com/watch?v=a0J_IWznQRw)

**Submit a written comment:** Written comments can be submitted through email to [deputyclerk@portcolborne.ca](mailto:deputyclerk@portcolborne.ca) or by mail or drop-off to the Deputy Clerk at 66 Charlotte Street, Port Colborne, ON, L3K 3C8. Written comments must be received by no later than noon on Tuesday, June 6<sup>th</sup>, 2023, in order to be included in the addendum package and circulated to City Council. All written comments will become part of the public record.

**Orally participate in-person:** Oral comments can be provided at the public meeting. Pre-registration is not required; however, it is encouraged. The Mayor will call on registered delegates prior to opening the floor to non-registered participants. Speakers will be permitted up to 10 minutes to provide their oral comments.

**Orally participate virtually via Zoom:** Oral comments can be provided virtually through the Zoom meeting. Pre-registration is required for this method. Interested participants must pre-register with the Deputy Clerk by no later than noon on Tuesday, June 6<sup>th</sup>, 2023.

A copy of the Department's Public Meeting Report will be available for inspection on June 2<sup>nd</sup>, 2023 by contacting the Clerk's Division at 905-835-2901 ext 115 or on the City's website at [www.portcolborne.ca](http://www.portcolborne.ca) under "Council Meeting Calendar".

### Legal Notice Ontario Regulations 545/06

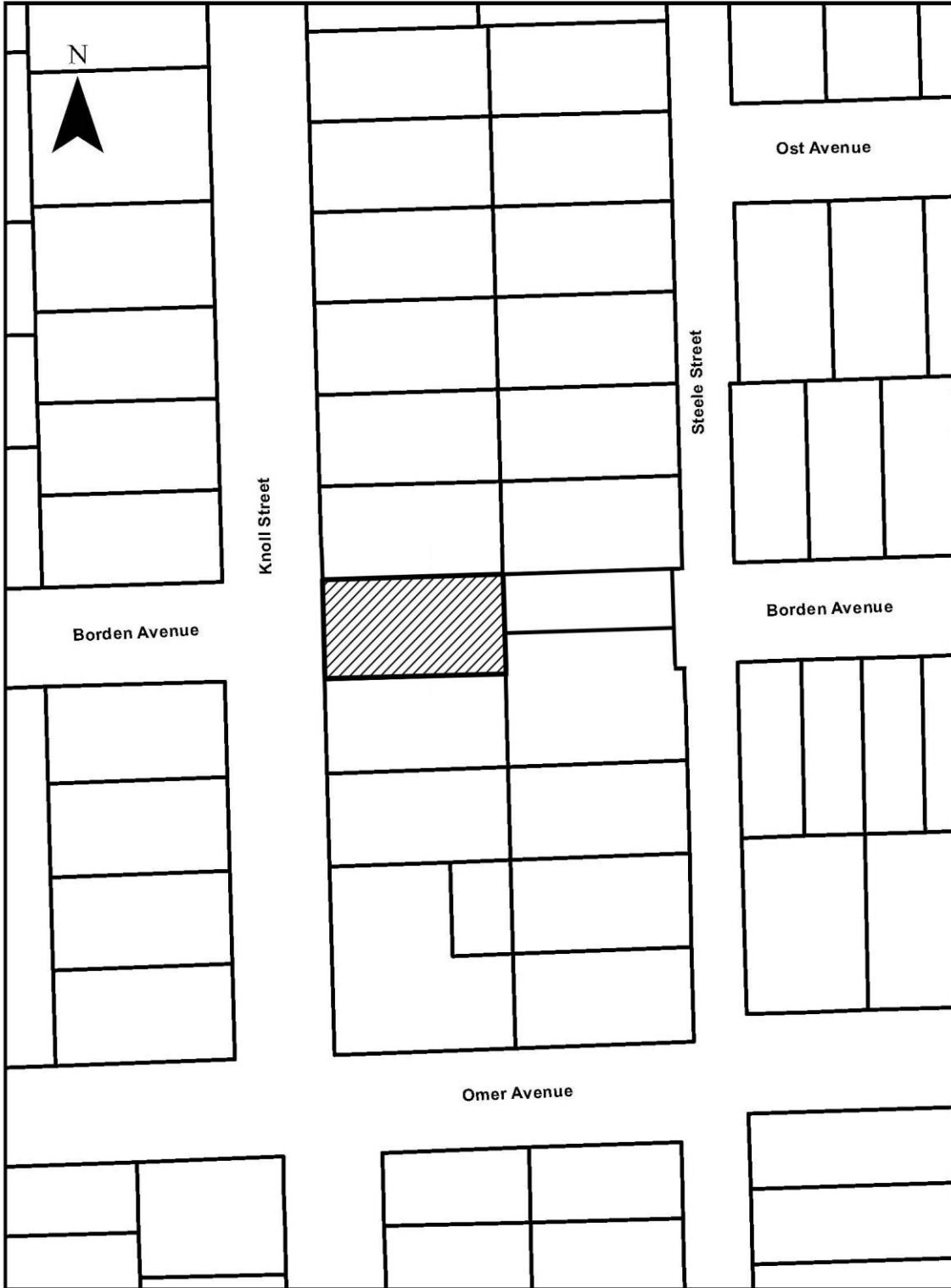
If you wish to be notified of the decision of the City of Port Colborne on the proposed zoning by-law amendment, you must make a written request to the City of Port Colborne City Clerk, 66 Charlotte Street, Port Colborne, ON L3K 3C8 or [cityclerk@portcolborne.ca](mailto:cityclerk@portcolborne.ca)


If a person or public body would otherwise have an ability to appeal the decision of the Council of the City of Port Colborne to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the City of Port Colborne

before the proposed zoning by-law amendment is adopted/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 City of Port Colborne before the proposed zoning by-law amendment is adopted/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 add the person or public body as a party.

Dated at the City of Port Colborne this 17<sup>th</sup> day of May, 2023.



<p>This is Schedule "A" to By-law No _____</p> <p>Passed _____, 2023</p> <p>_____</p> <p>Mayor</p> <p>_____</p> <p>Clerk</p>	<p> - Lands Subject to By-law</p> <p>May 2023</p> <p>File No. D14-03-23</p> <p>Drawn by: DS - City of Port Colborne Planning Division</p> <p>Not to scale</p>
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