



# Notice of Open House & Public Meeting

## Proposed Official Plan and Zoning By-law Amendment

Mineral Aggregate and Petroleum Resources  
Mineral Aggregate Operations  
City of Port Colborne

### Proposed Change

The City of Port Colborne has initiated an Official Plan and Zoning By-law Amendment to implement proposed changes to the Mineral Aggregate and Petroleum Resources and Mineral Aggregate Operations land use policies within the municipal boundary of the City of Port Colborne. A revised approach has been drafted for public consultation, necessitating the need for a new Public Meeting. The City of Port Colborne will also be holding an additional Open House to facilitate comments and feedback on the proposed amendments.

The draft Official Plan Amendment proposes to amend Section 10: Mineral Aggregate and Petroleum Resources of the Official Plan for the purposes of requiring a Zoning By-law Amendment to permit Mineral Aggregate Related Uses such as: Asphalt/Concrete Plants, Aggregate Plants/Depots and Asphalt Recycling when proposed as a principal use. Zoning By-law Amendment applications to facilitate Mineral Aggregate Related Uses as a principal use would be evaluated against new criteria established in the Official Plan, including the protection of the environment, ground water, and separation from sensitive land uses.

The revised draft Zoning By-law Amendment proposes to:

- Amend the existing Mineral Aggregate Operation (MAO) Zone to include a specific list of permitted accessory uses (new subsection 28.4).
- Add definitions for each accessory use.
- Add a new General Provision (subsection 2.27 - Uses Related to Mineral Aggregate Operation) to incorporate provisions which apply to this category of uses as a principal use of a property.

Note: No key map has been provided as the amendments apply to the entire municipal boundary of the City of Port Colborne.

### More Information

The draft Official Plan and Zoning By-law Amendments can be found on the City's website under "Current Applications" at the following link: [www.portcolborne.ca/currentapplications](http://www.portcolborne.ca/currentapplications).

For information on the proposed changes and/or copies of the draft amendments you can also contact David Schulz, Senior Planner by emailing [david.schulz@portcolborne.ca](mailto:david.schulz@portcolborne.ca) or calling 905-835-2900 x202.

### Virtual Open House

**Date:** Monday, June 27, 2022

**Time:** 5 to 7 p.m.

**Place:** Virtually via Zoom

For meeting details, including link, contact David Schulz by emailing [david.schulz@portcolborne.ca](mailto:david.schulz@portcolborne.ca) or calling 905-835-2900 x202.

### Public Meeting

**Date:** Tuesday, July 19, 2022

**Time:** 6:30 p.m.

**Place:** City Hall, 66 Charlotte Street – Third Floor Council Chambers

**\* Virtual participation available via Zoom \***

(contact the Deputy Clerk below for meeting details)

### **Public Meeting Details**

The Public Meeting will be held in-person, with the meeting live-streamed on the City's YouTube channel at <https://youtu.be/RUsmkEJeSyU>

Anyone wishing to participate in the meeting can attend virtually or in person and is encouraged to submit a written submission that will be circulated to City Councillors prior to the meeting and become public. If anyone wishes to virtually participate in the meeting, they must pre-register with the Deputy Clerk. Written submissions and virtual participation requests must be received by noon on Tuesday, July 19, 2022, by emailing [deputyclerk@portcolborne.ca](mailto:deputyclerk@portcolborne.ca) or calling 905-835-2900 x115. Written submissions can also be submitted to the mail slot in the front-left of City Hall, 66 Charlotte Street.

For more information about this matter, including information about appeal rights, contact David Schulz by emailing [david.schulz@portcolborne.ca](mailto:david.schulz@portcolborne.ca) or calling 905-835-2900 x202.

A copy of the Department's Public Meeting Report will be available for inspection on July 14, 2022, by contacting the Clerk's Division at 905-835-2900 x115 or on the City's website at [www.portcolborne.ca/councilmeetings](http://www.portcolborne.ca/councilmeetings).

### **Legal Notice**

Ontario Regulations 543/06 and 545/06

If you wish to be notified of the decision of the City of Port Colborne on the proposed official plan and/or 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 official plan amendment and/or 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 official plan amendment and/or 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 9<sup>th</sup> day of June, 2022.