



## THE CORPORATION OF THE TOWNSHIP OF SEGUIN

### NOTICE OF A COMPLETE APPLICATION TO AMEND THE ZONING BY-LAW

**TAKE NOTICE THAT** the Township of Seguin deemed the following application to amend the Township Zoning By-law a "Complete" Application on **November 7<sup>th</sup>, 2025** under Subsection 34 of the Planning Act, R.S.O. 1990, c. P.13.

**Zoning By-Law Application:** R-2025-0019-F

**Owner:** Kenneth Janse

**Agent:** Ed Fothergill, Fothergill Planning & Development Inc.

**Subject Lands:** BLK 9 PL 42M616; SEGUIN

**Civic Address:** Unassigned

**Roll No.** 4903-030-008-02174

**THE PURPOSE AND EFFECT** of the Zoning By-law Amendment is to rezone the lands from an Open Space One (OS1) zone to a Rural Residential (RR) Exception Zone. The application would recognize a reduced lot area of 0.6 hectares (1.2 hectares is required) and would result in the construction of a dwelling, subject to:

- A setback from the CN railway,
- An identified septic development envelope; and,
- Site Plan Control to implement the recommendations of CN and the submitted Environmental Impact Study

Please refer to the next page of this Notice for a description of the land or a key map showing the subject lands.

**TAKE NOTICE** that the Application for an amendment to the Township of Seguin **Zoning By-law Application** will be considered at a future Public Meeting, the date of which has not been set, and that notice of the Public Meeting will be provided in accordance with and pursuant to the Planning Act.

If a person or public body would otherwise have an ability to appeal the decision of Council 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 Township of Seguin 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 Township of Seguin 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.

Please be advised that your comments and submissions should be addressed to the Clerk, Township of Seguin and will become part of the public record.

**ADDITIONAL INFORMATION** regarding **this Application** is available in PDF and can be sent to you upon request by email. Please direct inquiries to [planning@seguin.ca](mailto:planning@seguin.ca).

Dated at the Township of Seguin **November 17<sup>th</sup>, 2025**.

Craig Jeffery, Clerk,  
Township of Seguin  
5 Humphrey Drive,  
Seguin, ON. P2A 2W8

**Figure 1 - Key Map**

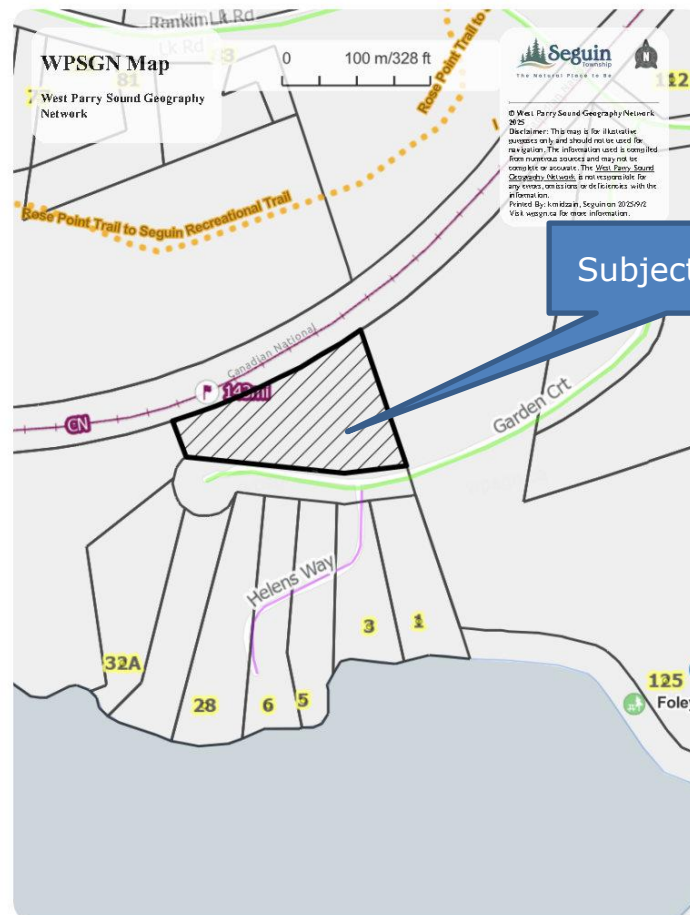


Figure 2 – Sketch

