



THE CORPORATION OF
THE MUNICIPALITY OF MAGNETAWAN
NOTICE OF PASSING OF ZONING BY-LAW AMENDMENT

Name of Applicant: Mitchell Mulligan
Legal: Concession 8, PT Lot 3 42R-12391 Part 1
Date of Notice: June 26, 2025
Last Date of Appeal: July 15, 2025

PLEASE BE ADVISED that the Council of the Corporation of the Municipality of Magnetawan passed the Zoning By-law 2025-32 on the 25th day of June, 2025 pursuant to Section 34 of the *Planning Act, R.S.O. 1990 c.P 13*, as amended.

AND TAKE NOTICE THAT comments made and/or submitted by the public regarding this application have been taken into consideration as part of the deliberations and final decision. All written and oral submissions are available at the Municipal Office and at www.magnetawan.com or by contacting the Deputy Clerk – Planning and Development at planning@magnetawan.com

PURPOSE AND EFFECT OF THE AMENDMENT

The Zoning By-law Amendment application is to amend By-law 2001-26 as amended to rezone the subject lands to rezone the subject property from the Rural Residential (RR) Zone to a Rural Residential Exception (RR-09) Zone to permit a home industry with outdoor storage. The proposed home industry use includes marine equipment (boat and boat accessories) service and repairs within the existing accessory building on the subject property. An area is also proposed for the outside storage of marine equipment on the subject property. Additional permitted uses are also proposed that are in keeping with the rural character of the subject property and the surrounding area.

LANDS AFFECTED

The Zoning By-law Amendment affects the lands described in the table below

ROLL NUMBER	4944 03000205410
OWNER	Michell Mulligan
STREET ADDRESS	4601 Highway 124
LEGAL DESCRIPTION	Con 8, Pt Lot 3 42R-12391 Part 1

IF YOU WISH TO APPEAL the decision of the Municipality of Magnetawan to the Ontario Land Tribunal (OLT) in respect to the By-law, you may do so within twenty (20) days of the issuance of this notice by filing a Notice of Appeal via the OLT e-file at <https://olt.gov.on.ca/e-file-service/> by selecting Magnetawan [*Municipality of*] as the Approval Authority or by mail to the Deputy Clerk – Planning and Development, Municipality of Magnetawan, no later than 4:30 p.m. on or before the last date of appeal as seen in this notice. The filing of an appeal after 4:30 p.m., in person or electronically, will be deemed to have been received the next business day. If the efile portal is down, you can submit your appeal to: planning@magnetawan.com. Please consult the Ontario Land Tribunal’s website (<https://olt.gov.on.ca/>) or call 1-866-448-2248 for further information regarding how to file an appeal and for the current filing fee.

WHO CAN FILE AN APPEAL

Pursuant to Section 34(19) of the *Planning Act R.S.O 1990, c. P.13*. a Notice of Appeal may be filled to the OLT by the following parties:

- The Applicant;
- A specified person who, prior to the decision, made oral submissions at a public meeting or written submissions to the Municipality of Magnetawan Council;
- A public body who, prior to the decision, made oral submissions at a public meeting or written submissions to the Municipality of Magnetawan Council;
- The registered owner who, prior to the decision, made oral submissions at a public meeting or written submissions to the Municipality of Magnetawan Council;
- The Minister.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at the public meeting or written submissions to the Council of the Municipality of Magnetawan or, in the opinion of the OLT, there are reasonable grounds to add the person or public body as a party.

In accordance with Section 34(19) of the *Planning Act* third party appeals by persons or individuals are not permitted. When no appeal is lodged within the 20 days after the giving of notice, the decision becomes final and binding and notice to that effect will be issued by the Secretary.

The Notice of Appeal must:

- i. set out reasons for the appeal;
- ii. be accompanied by the fee as prescribed by the OLT per application, payable online through OLT e-file or by certified cheque or money order to the Minister of Finance. A copy of the Ontario Land Tribunal Fee Schedule may be found at <https://olt.gov.on>.