

CORPORATION OF THE TOWN OF AMHERSTBURG

**NOTICE OF STATUTORY PUBLIC MEETING
TO CONSIDER AN OFFICIAL PLAN AMENDMENT AND
ZONING BY-LAW AMENDMENT**

STATUTORY PUBLIC MEETING:

TAKE NOTICE that the Council of the Corporation of the Town of Amherstburg will hold a public meeting on **Monday, March 9th, 2026 commencing at 5:00 p.m.** in the Town of Amherstburg Council Chambers, 271 Sandwich Street South, Amherstburg, Ontario. The purpose of this meeting is to consider a proposed amendment to the Town of Amherstburg Official Plan and Zoning By-law 1999-52.

ANY PERSON who wishes to attend and address Council by electronic means, must register with the Clerk's Office no later than Thursday, March 5th, 2026. To register for electronic participation please email the Clerk's office at clerk@amherstburg.ca. Once you register, you will be given information on how to make your submission at the electronic meeting by electronic participation. To participate, you will need access to a computer or tablet with internet service or a telephone.

ANY PERSON who wishes watch the meeting proceedings only, please visit <http://video.islive.ca/amherstburg/live.html>

THE SUBJECT LANDS AND PURPOSE OF THIS OFFICIAL PLAN AMENDMENT AND REZONING APPLICATION:

These Official Plan Amendment and Zoning By-law Amendment applications affect approximately 3.842 hectares (9.494 acres) of vacant land on the north side of Brunner Avenue described as Registered Plan 960 Lots 254 to 311 and Reference Plan No. 12R-29017 Parts 13 to 23 (see map below). The applicant is proposing the development of 10 single detached dwelling units and 38 townhouse units.

The Official Plan Amendment, if approved, will change the designation of the subject lands noted above from "**General Commercial**", "**Heavy Industrial**", and "**Medium Density Residential**" to "**Low Density Residential with a Special Provision**".

The Zoning By-law Amendment, if approved, will change the zoning of the subject lands noted above from "**Commercial General Special Provision 5**" (**CG-5**), "**Future Development**" (**FD**), and "**Heavy Industrial Special Provision 3 Holding Symbol Special Provision 7**" (**h-7 HI-3**) to "**Residential First Density**" (**R1**) and "**Residential Multiple First Density**" (**RM1**).

The effect of the amendments will be to allow for the development of 10 single detached dwelling units in the Residential First Density (R1) Zone and 38 townhouse units in the Residential Multiple First Density (RM1) Zone.

ADDITIONAL INFORMATION:

ANY PERSON may make written representation in support of or in opposition to the proposed Official Plan Amendment and Zoning By-law Amendment by email to the Clerk's office at clerk@amherstburg.ca or in person by appointment for drop-off at the Libro Centre located at 3295 Meloche Road. Comments must be submitted by Thursday, March 5th, 2026 before the meeting and will be read aloud prior to the application being heard by Council.

If you wish to be notified of the decision of Council on the proposed Official Plan Amendment and Zoning By-law Amendment you must make a written request to the Clerk's Office at 271 Sandwich St. S., Amherstburg, ON, N9V 2A5.

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 Council before the proposed official plan

Information will be gathered in accordance with the Municipal Freedom of Information and Protection of Privacy Act (MFIPPA). All comments and communications received will become part of the public record unless you expressly request the Town to remove it. If you want to learn more about why and how the Town collects your information, write to the Town Clerk's Office, 271 Sandwich Street South, Amherstburg, ON N9V 2A5 or call 519-736-0012.

amendment is adopted and/or 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 Council before the proposed official plan amendment is adopted and/or 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 add the person or public body as a party.

Further information relating to the proposed Official Plan Amendment (File OPA #28) and Zoning By-law Amendment (File# ZBA/02/25) is available for inspection by calling or emailing the Planning Department Office during normal office hours, 8:30 a.m. to 4:30 p.m. Additional information is also available for review on the Town of Amherstburg Website: www.amherstburg.ca. If you wish to be notified of the adoption of the proposed Official Plan Amendment, or the refusal of a request to amend the official plan, and/or passage of the proposed Zoning By-law Amendment, you must make a written request to the Town at the address below.

The meeting will be available for viewing by livestream by visiting www.amherstburg.ca.

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DATED at the Town of Amherstburg this 11th day of February, 2026.

KEY MAP

