



## Notice of Complete Application for a Proposed Zoning By-law Amendment

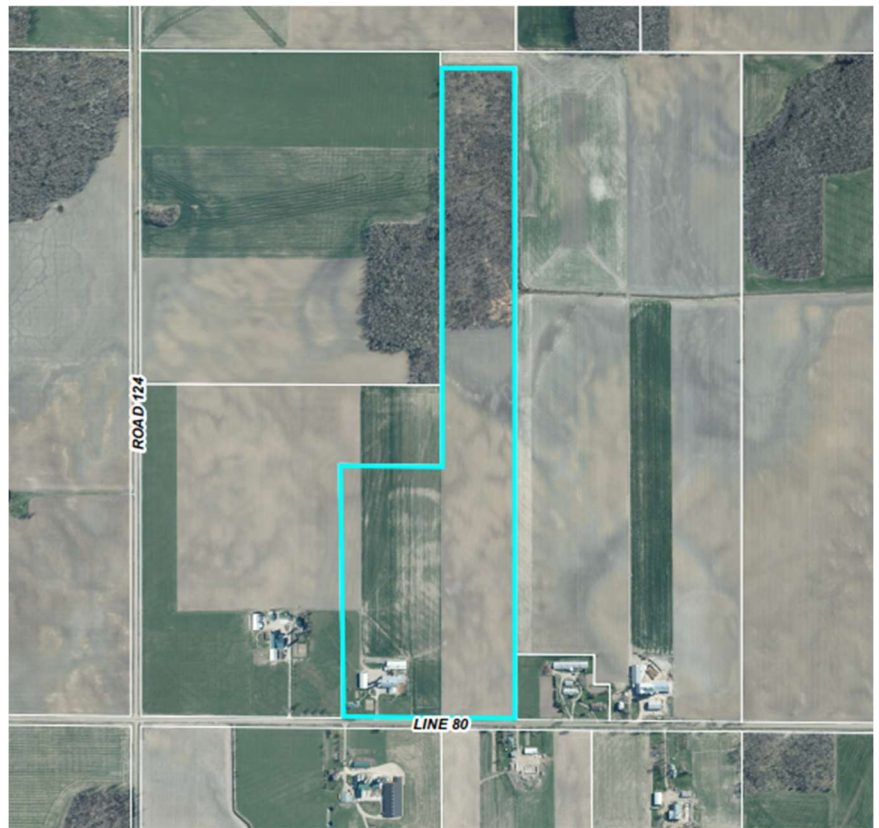
**Date of Notice:** March 13, 2026

<b>File No.:</b>	ZN 3-2026
<b>Applicant/Owner:</b>	Solomon Martin / Veronica Frey
<b>Location of Property:</b>	Concession 11, Part Lot 13 and Part Lot 14, Mornington Ward, Township of Perth East (4230 Line 80)

**Take Notice** a proposed Zoning By-law Amendment application has been received affecting the property described above. The application was deemed complete on March 9, 2026 pursuant to Section 34 (12) of the *Planning Act*, R.S.O. 1990, as amended.

### Purpose and Effect:

The subject application proposes to rezone the lands located at 4230 Line 80 from Agriculture Zone (A) to Special Agriculture Zone (A-SP) to facilitate the expansion of an existing on-farm diversified use on the property by increasing the maximum gross floor area from 375 m<sup>2</sup> to a maximum of 840 m<sup>2</sup>, reducing the minimum number of required parking spaces from 21 spaces to 9 spaces, and to increase the maximum number of employees that do not reside on the farm from 2 to 4. The site-specific zoning is intended to permit the expansion of the existing woodworking business to construct a 465 m<sup>2</sup> shop. No changes are being proposed to the lands zoned Natural Resources/Environment Zone Two (NRE2).



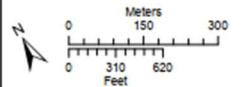
### Public Delegations and

**Participation:** We value your input. Any person may express their support, opposition or comments to this application.

Perth County  
Cultivating Opportunity

PHOTO DATE: 2020  
February 12, 2020

TO REZONE THE LANDS TO A-sp



**A Notice of Public Meeting will be circulated at a later date.**

**Important Information about making a submission:** If a person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Perth East with respect to the proposed Zoning By-law amendment before the Municipality passes the amending by-law:

- The person or public body is not entitled to appeal the decision of the Township of Perth East to the Ontario Land Tribunal; and,
- 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.

**Additional Information** relating to the proposed Zoning By-law amendment is available upon request and will be shared virtually where possible. If required, arrangements can be made to have a package prepared and available for pick up at the Township of Perth East office.

Information relating to the proposed application is available by contacting the Planner assigned to this file: Aubree Erickson at 519-271-0531 ext. 418 or [aerickson@perthcounty.ca](mailto:aerickson@perthcounty.ca)

**Dated at the Township of Perth East this 13<sup>th</sup> day of March 2026**

**Ashley Carter, Municipal Clerk**

Township of Perth East

519-595-2800 ext. 223

[acarter@pertheast.ca](mailto:acarter@pertheast.ca)

PO Box 455, 25 Mill Street East

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