



**PUBLIC MEETING
ZONING BY-LAW AMENDMENT
APPLICATION Z-2026-03
TOWNSHIP OF SOUTH STORMONT**

TAKE NOTICE that the Council of the Corporation of the Township of South Stormont will hold a public meeting on **May 25th, 2026** at **6:00PM** at the Town Hall, 2 Mille Roches Road, Long Sault, to consider a proposed Zoning By-law amendment under Section 34 of the Planning Act.

THE PURPOSE of this Zoning Amendment is to rezone the lands described as part of Lots 36 and 37, Concession 5, Geographic Township of Cornwall, being Part 1 on Registered Plan 52R-2642, Part 1 on Registered Plan 52R-7824, and Part 1 on Registered Plan 52R-3306; part of Block 50 and part of Block 49 on Registered Plan 382; Township of South Stormont.

From: "Residential Serviced - First - Holding (RS1-h)" and "Open Space (OS)"

To: "Residential Serviced - Second - Special Exception 7 - Holding (RS2-7-h),"
"Residential Serviced - Second - Holding (RS2-h)," and
"Residential Serviced - Multiples - Holding (RS3-h)"

THE EFFECT of the proposed rezoning will permit semi-detached dwellings, townhouses, and an apartment dwelling to potentially be developed on the lands based on the draft subdivision lot fabric, identified on the key plans to follow. The RS2-7-h zone seeks to permit a reduced setback of 1.2 metres from the abutting Trans-Northern Pipeline easement boundary to any main building or accessory structure on the identified lots. The holding (-h) prohibits development on the lands until municipal services are available.

The lands are the subject of a draft plan of subdivision application 02-SS-S-2023 and the proposed zoning by-law amendment will fulfill a condition of draft plan approval.

If you wish to be notified of the decision, you must make a written request to: Development Services Department, Township of South Stormont, P.O. Box 84, 2 Mille Roches Road, Long Sault ON K0C 1P0 or send an email to info@southstormont.ca.

If a person or public body would otherwise have an ability to appeal the decision of the Township of South Stormont 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 South Stormont before the by-law is passed, the person or public body is not entitled to appeal the decision.

Only individuals, corporations and public bodies may appeal a by-law to the Ontario Land Tribunal. A Notice of Appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

If a person or public body does not make oral submissions at the Public Meeting or make written submissions to the Township of South Stormont 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 Tribunal's opinion, there are reasonable grounds to do so.

For additional information about this matter, including information about appeal rights, please contact the Community & Economic Development Planner, Moe Hammoud through mhammoud@southstormont.ca. Additional information and material about the proposed by-law are available to the public for inspection during regular business hours at the township office, located at 2 Mille Roches Road, Long Sault, ON.

The Key Plan identifies the location of the subject property.

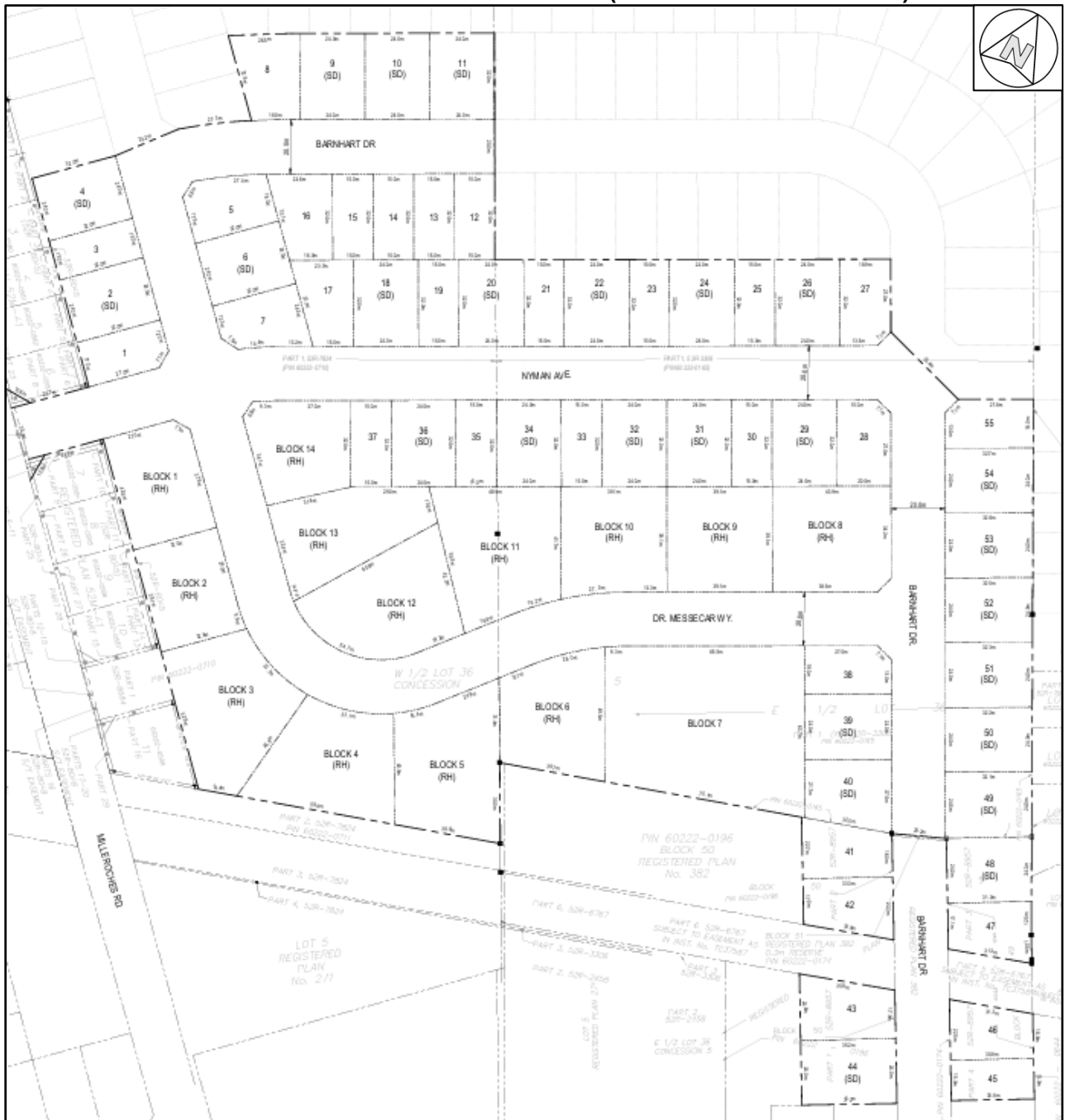
Dated at the Township of South Stormont this 4th day of May, 2026.

Loriann Harbers, CMO
Director of Legislative Services/Clerk
Township of South Stormont
P. O. Box 84, 2 Mille Roches Road
Long Sault, Ontario, K0C 1P0

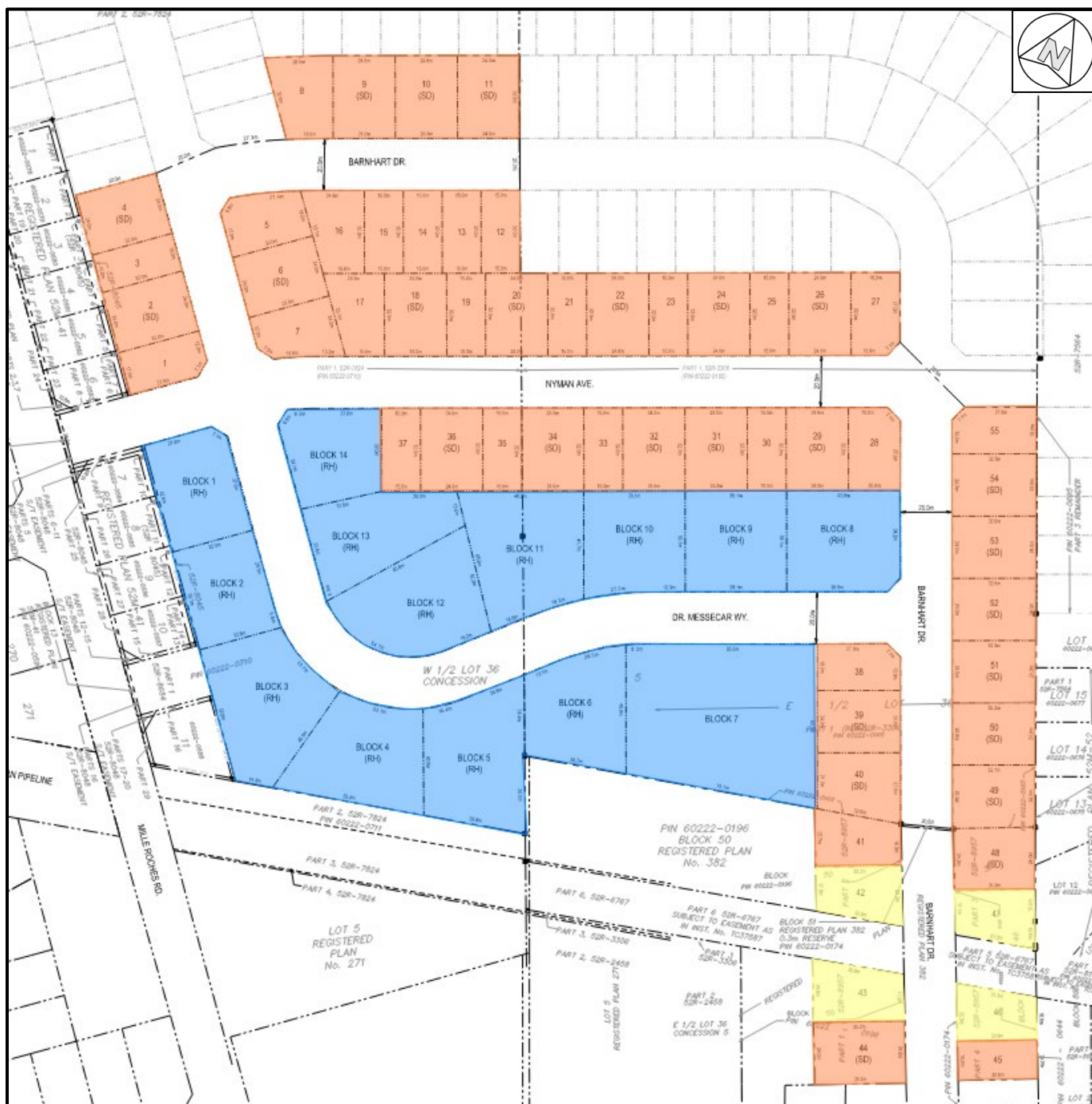
Key Plan



Amended Draft Plan of Subdivision (SDG File 02-SS-S-2023)

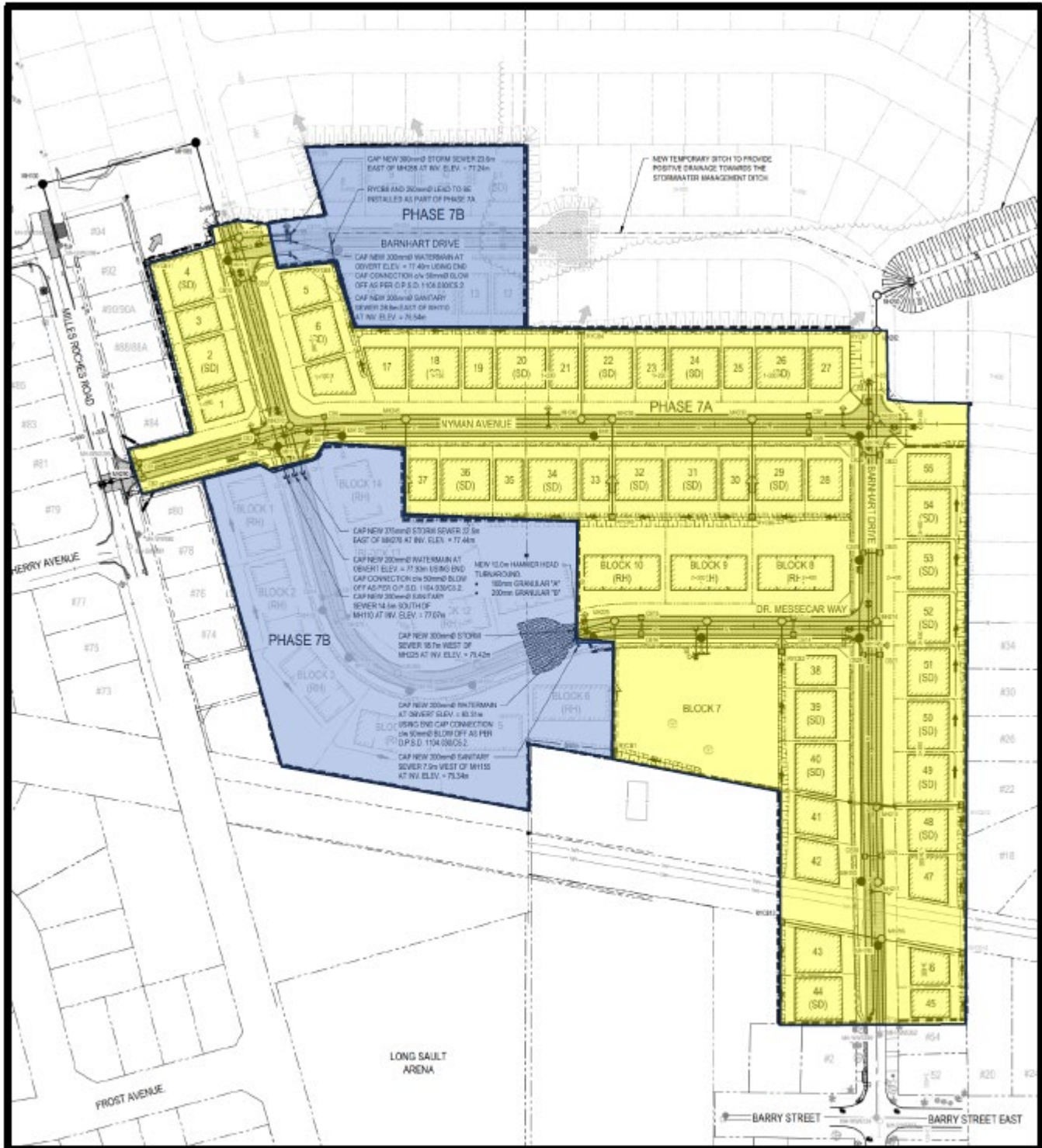


Zoning By-law Amendment Schedule (Township Zoning By-law Amendment File: Z-2026-03)



- Residential Serviced - Second - Special Exception 7 - Holding (RS2-7-h)
- Residential Serviced - Second - Holding (RS2-h)
- Residential Serviced - Multiples - Holding (RS3-h)

Phasing Plan – Chase Meadows Phase 7



- Phase 7A
- Phase 7B