

**Notice of Complete Application and Public Meeting to Consider an
Application for Consent and Zoning By-law Amendment**

Take Notice that the Municipality of Chatham-Kent has received a Complete Application for Consent (**File B-55/25**) and Zoning By-law Amendment (**File D-14 BL/55/25/O**), under Sections 53 and 34 of the Planning Act, R.S.O.1990, c.P.13, as amended, concerning the property located at 340 Industrial Avenue and 182 Chatham Street North, in Part of Park Lots 3 & 4, Registered Plan 103, in the Community of Blenheim (South Kent).

And Take Further Notice that an application under the above file numbers will be heard by Municipal Council on the date and at the time shown below:

Date: **Monday, February 23, 2026**
Time: **6:00 p.m.**
Location: **Chatham-Kent Civic Centre, Council Chambers**
Address: **315 King Street West, Chatham ON**

Purpose and Effect: The subject property is located at the south corner of the Industrial Avenue and Chatham Street North intersection, in the Community of Blenheim (Roll No. 3650 160 002 50004). The property is approximately 0.93 ha (2.29 ac.) in area and contains four (4) industrial buildings with vacant grassed area towards Chatham Street North. The lands are designated Employment Area in the Chatham-Kent Official Plan and zoned General Industrial-1340 (M1-1340).

The application proposes to sever and convey a new 0.26 ha (0.63 ac.) parcel, consisting of the vacant grassed area and the Chatham Street North frontage. The retained parcel will be 0.67 ha (1.66 ac.) in area and will contain the existing industrial buildings. The application also proposes to establish a permanent easement over part of the severed parcel, in favour of the retained parcel, for access to an existing sanitary sewer service connection from Chatham Street North.

Zoning By-law Amendment

The zoning by-law amendment application is to rezone the severed parcel to a site-specific Urban Commercial (Highway Commercial First Density)-1774 (UC)(HC1)-1774) zone, which will permit all uses in the UC(HC1) Zone except for a Mixed Use Commercial/Residential Building and Child Care Centre. This site-specific zone will also implement a 3 m (10 ft.) development setback from the rear lot line for any future building on the severed parcel. The retained parcel will retain its M1-1340 zoning.

Any Person may attend the public meeting and/or make written representation in support of or in opposition to the proposed consent and/or zoning by-law amendment. Those who wish to address Council respecting this matter are requested to notify the Municipal Clerk's Office by telephone prior to the meeting at 519.360.1998.

If You Wish to be notified of the decision of the Corporation of the Municipality of Chatham-Kent on the proposed consent and/or zoning by-law amendment, you must make a written request to the **Municipal Clerk, Municipality of Chatham-Kent, at the address below.**

If a Person or Public Body would otherwise have an ability to appeal the decision of Council of the Municipality of Chatham-Kent to the Ontario Land Tribunal but the person or public body does not make oral submissions at the public meeting or make a written submission to the Corporation of the Municipality of Chatham-Kent before the by-law is passed or provisional consent is granted or refused, the person or public body is not entitled to appeal the decision.

If a Person or Public Body does not make oral submissions at the public meeting or make a written submission to the Municipal Clerk of the Corporation of the Municipality of Chatham-Kent, before the by-law is passed or provisional consent is granted or refused, 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.

For Additional Information regarding the application contact the above address.

A hard copy of the submission items are available for inspection at the Civic Centre (2nd Floor, Planning Services), 315 King Street West, Chatham, or in any of the Municipal Service Centres, during normal business hours. We cannot guarantee the exact time the application will be

considered by Council as the time varies depending on the number of items on the agenda and the complexity of each application brought forward.

Watch the Live Stream:

- Chatham-Kent's Facebook Page: <https://www.facebook.com/MunicCK/>
- YourTV CK's Facebook Page: <https://www.facebook.com/yourtvck/>
- YourTV CK's YouTube Channel: <https://www.youtube.com/channel/UCnCcH9gITEm2qlumbLmZqEg>
- You may also watch the broadcast on YourTV on television.

Dated at the Municipality of Chatham-Kent this 3rd day of February, 2026.

Municipal Clerk's Office
Municipality of Chatham-Kent
315 King Street West, PO Box 640
Chatham ON N7M 5K8
Phone: 519.360.1998
Fax: 519.436.3237
Email: CKclerk@chatham-kent.ca

Key Map

