

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 Combined application (**File D-28 HA/46/25/D**) for Consent (**File B-82/25**) and Zoning By-law Amendment (**File D-14 HA/52/25/D**) under Sections 53 and 34 of the Planning Act, R.S.O.1990, c.P.13, as amended, concerning property located at 18806 Mull Road, in Part of Lot 18, Concession 2, Lake Erie Survey, in the Community of Harwich (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, January 26, 2026**
Time: **6:00 p.m.**
Location: **Municipality of Chatham-Kent Council Chambers**
Address: **315 King Street West, Chatham ON**

Purpose and Effect: The subject property is a 20.9 ha (51.7 ac.) agricultural parcel located on the southwest side of Mull Road, between Sinclair Line and New Scotland Line, in the Community of Harwich (Roll No. 3650 140 004 47700). The lands are designated Agricultural Area in the Chatham-Kent Official Plan and zoned Agricultural (A1).

The subject lands contain an existing livestock facility that consists of a finishing operation (swine), with associated buildings (barns), silos and manure storage tanks. The balance of the lands is under cultivation. The lands also contain a single detached dwelling, which is accessory to these agricultural uses.

The proposal is to sever the livestock facility, residential dwelling and all accessory buildings/structures on a new 2.82 ha (6.96 ac.) parcel. The proposed line of severance will generally follow the existing grassed area, taking in a portion of the cultivated land to square up the south and west property lines. The retained agricultural parcel will be approximately 18.1 ha (44.74 ac.) in area and vacant of any buildings/structures.

Zoning By-law Amendment

To implement the proposed severance, a Zoning By-law Amendment application is required to:

1. rezone the severed parcel to a site specific Agricultural-1769 (A1-1769) zone, that will establish a minimum lot area of 2.82 ha (6.96 ac.); and,
2. rezone the retained parcel to a site specific Agricultural-1770 (A1-1770) Zone, that will establish a minimum lot area of 18.1 ha (44.74 ac.) and restrict any residential development based on Minimum Distance Separation (MDS I) setback requirements.

Any person may make written representation in support of or in opposition to the proposal.

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

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

If a Specified 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 consent is granted, the person or public body is not entitled to appeal the decision.

If a Specified 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 consent granted, 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 6th day of January, 2026.

Municipal Clerk’s Office
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Chatham ON N7M 5K8
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Key Map

