

**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 HO/17/25/S**) for Consent (**File B-16/25**) and Zoning By-law Amendment (**File D-14 HO/23/25/S**) under Sections 53 and 34 of the Planning Act, R.S.O.1990, c.P.13, as amended, concerning property located at 11891 Beechwood Line, in Part of Lot 15, Concession Townline Range, in the Community of Howard (East 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, May 26<sup>th</sup>, 2025**  
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 on the north side of Beechwood Line, between Shewburg Road and Kent Bridge Road, in the Community of Howard. The lands are approximately 33.53 ha (82.85 ac.) in area and contains a single detached dwelling, one (1) outbuilding, and one (1) grain bin. The lands are designated Agricultural Area in the Chatham-Kent Official Plan and zoned Agricultural (A1) and Agricultural-23 (A1-23).

The application proposes to create a residential surplus dwelling lot, approximately 0.81 ha (1.99 ac.) in area. The surplus lot will consist of the single detached dwelling, and one (1) outbuilding. The retained farm parcel will be approximately 32.73 ha (80.95 ac.) in area and contain the remaining grain bin. It will continue to be farmed.

A zoning by-law amendment is required to rezone the surplus dwelling lot to site-specific Agricultural-1173 (A1-1173) to recognize the area of the severed parcel being greater than 0.8 hectares, and rezone the retained agricultural parcel to Agricultural-1 (A1-1) to restrict the development of future dwellings.

**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/UCnCqH9glTEm2qlumbLmZqEg>
- You may also watch the broadcast on YourTV on television.

Dated at the Municipality of Chatham-Kent this 5th day of May, 2025.

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](mailto:CKclerk@chatham-kent.ca)

**Key Map**

