

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

Take Notice that the Municipality of Chatham-Kent has received a complete application for Zoning By-law Amendment (**File D-14 CH/09/25/J**) under Section 34 of the Planning Act, R.S.O.1990, c.P.13, as amended, concerning property located at 9531 Brook Line, in Part of Lot 8, Concession 7, in the Community of Chatham (Township).

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

Date: **Monday, May 26, 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 Brook Line, between Prince Albert Road and Caledonia Road, in the Community of Chatham Township (Roll No. 3650 410 003 33200). The lands are approximately 0.4 ha (1.0 ac.) in area and contain a single detached dwelling and one (1) outbuilding. The lands are designated Agricultural Area in the Chatham-Kent Official Plan and zoned Agricultural (A1).

The owners of the subject lands are proposing to establish a kennel within the east half of the existing outbuilding. Both the Responsible Animal Ownership By-law and Zoning By-law for Chatham-Kent permit up to a maximum of two (2) dogs on the property at any one time. Anything greater is defined as a Kennel and is subject to Section 4.17, Kennel, of the Zoning By-law, which includes the regulation that a kennel be located no closer than 200 m (656 ft.) to any existing dwelling on a surrounding lot. A Kennel is defined as: *“any building or structure within which three (3) or more domesticated animals more than four (4) months of age are housed, groomed, bred, boarded, trained or sold and which may offer provisions for minor medical treatment.”*

A 200 m (656 ft.) radius around the outbuilding on the subject property is delineated on the attached Key Map. Within this distance is one (1) existing dwelling (9543 Brook Line), at a distance of 42 m (138 ft.) from the outbuilding on the subject property.

Zoning By-law Amendment

To deal with this zoning deficiency, the zoning by-law amendment application proposes to rezone the subject lands to a site-specific Agricultural-1750 (A1-1750) Zone that permits a kennel at a distance of 42 m (138 ft.) from an existing residential dwelling on a separate lot.

The subject property would otherwise remain in full compliance with applicable provisions of the Zoning By-law.

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.

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. 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 decision of the Corporation of the Municipality of Chatham-Kent on the proposed zoning by-law amendment, 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, 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, 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. 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 2nd day of May, 2025.

Municipal Clerk’s Office
Municipality of Chatham-Kent
315 King Street West, PO Box 640
Chatham ON N7M 5K8
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Key Map

