



**Notice of a Complete Application & Public Meeting
Concerning a Zoning By-Law Amendment
D14-FID-06-26**

TAKE NOTICE that the Council of the Corporation of the Township of Cramahe has received a complete application for an amendment to Zoning By-law No. 08-18, as amended, and is notifying the public in accordance with Section 34 of the *Planning Act*.

This application has been assigned **File Number D14-FID-06-26**.

Public Hearing:

Council will be considering the above noted applications at a public meeting scheduled for **Tuesday Sept. 8th, 2026 at 5:00 p.m.** If you wish to participate in the Public Hearing, you may do so by attending in person at the Keeler Center, 80 Division Street, Colborne, ON or via zoom by dialing **1-438-809-7799 or 1-587-328-1099**. Below is the meeting ID and password used to access the scheduled meeting.

Meeting ID: 857 7822 9130

You can also join the meeting through the following link:

<https://us02web.zoom.us/j/85778229130>

You may also provide feedback through the Let's Talk Cramahe forum at

www.LetsTalkCramahe.ca

Location of the Subject Lands

The property is described as Part of Lot 31, Concession 2, Township of Cramahe, Village of Colborne, County of Northumberland. It is municipally known as 20 Park Street and is the site of a Draft Plan of Subdivision known as "Twenty Park". A key map is provided below.

Purpose and Effect of the Zoning By-law Amendment

A Zoning By-Law Amendment is a Condition of Approval for Draft Plan D12-CR2101 and is required to establish the built form of development and to implement development standards. The Twenty Park Subdivision will be developed with 34 single detached lots and 30 freehold house lots resulting in 64 dwelling units and a storm water management facility. The site is currently vacant and has an area of approximately 5.4 hectares and has access from Park Street and from a future extension of Elgin Street.

The subject property is within the *D-Development Zone* on Schedule A-1, Zoning By-law 08-18, as amended. A rezoning of the Twenty Park Subdivision lands to the *Residential 2 Exception 14 (R2-14) Zone*, *Residential 3 Exception (R3-XX) Zone* and *Environmental Conservation Exception 5 (EC-5) Zone* is requested. Several special provisions are also requested to permit the site design.

Representation

Any person may attend the public meeting and make written and/or verbal representation either in support of or in opposition to the proposed Zoning By-law Amendment. Written submissions can be sent electronically to akeogh@cramahe.ca or can be dropped in the mail drop box at Town Hall at 1 Toronto Street, Colborne or faxed to (905) 355-2821. Please ensure your name and address are included as required for the public record. **Please note that any information provided within written submissions may be made available to the public for review prior to the hearing.**

If a person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Cramahe before the by-law is passed, the person or public body is not entitled to appeal the decision of the Council of the Township of Cramahe to the Ontario Land Tribunal, and 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.

Notice of Passing of Zoning By-law Amendment

A copy of the Notice of Passing will be sent to the applicant, and to each person who has filed with the Clerk a written request for Notice of Passing.

Additional Information

Additional information relating to the proposed Zoning By-law Amendment is available for inspection on the Township website: www.cramahe.ca. A copy of this notice is also available at the Township Office.

Dated at the Township of Cramahe this 14th day of August 2026.

Andrew Keogh

Planning Coordinator

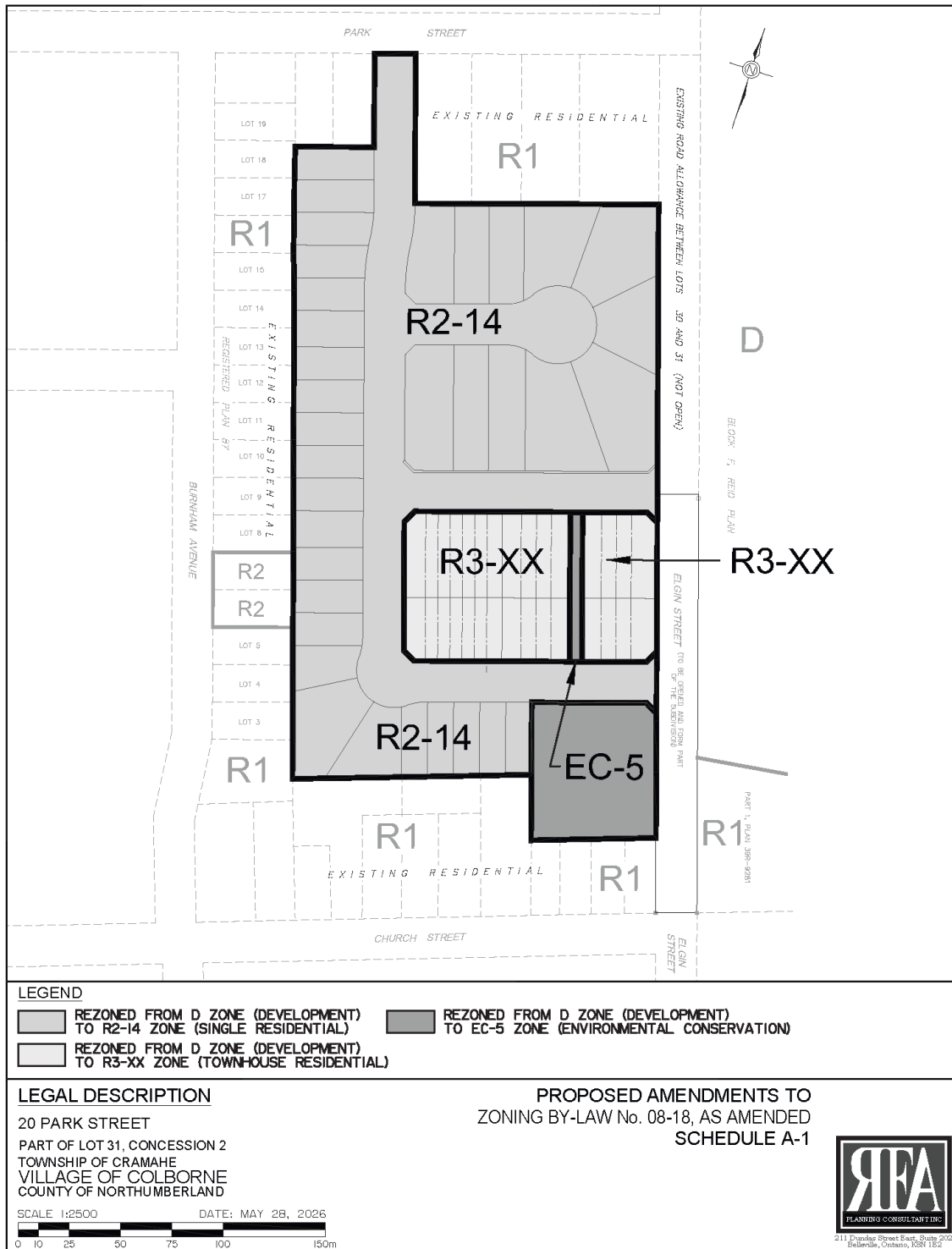
Township of Cramahe

1 Toronto Street

Colborne, ON, K0K 1S0

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**Zoning By-law Amendment D14-FID-06-26
Concession 2, Part Lot 31, Township of Cramahe
Schedule A-1 from RFA**



Corporation of the Township of Cramahe

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