
Notice of the Adoption of an Amendment to the Official Plan and Notice of Passing of By-laws to Amend Zoning By-law 5000, as Amended

OP-2025-002 & ZB-2025-006 – 1316 Highway 26

Take notice that the Council of The Corporation of the Township of Springwater passed **By-law 2026-069** to adopt **Official Plan Amendment 74** to the Official Plan of the Township of Springwater on the 2nd day of September 2026, under Sections 17 and 21 of the *Planning Act, R.S.O. 1990, c.P.13*, as amended.

And take notice that the Council of the Corporation of the Township of Springwater passed **By-law 5000-422** on the 2nd day of September, 2026, under Section 34 of the *Planning Act, R.S.O. 1990, c.P.13* as amended. **This By-law will take effect upon the final approval of Official Plan Amendment 74 by the County of Simcoe.**

Prior to the passing of the above noted by-laws, a Public Meeting was held on December 3, 2025 in accordance with the *Planning Act, R.S.O. 1990, c.P.13*, as amended.

Subject Lands

1316 Highway 26 – Part W1/2 Lot 11 Concession 5 Vespra Parts 1 & 2, 51R13398 and Parts 2 & 3, 51R26041 Except Part 2, 51R29116 and Part 1, 51R42429; S/T Reservation in RO1400640, now in the Township of Springwater; and,

No Municipal Address – Part W1/2 Lot 11 Concession 5 Vespra Part 1 51R42429; S/T Reservation in RO1400640, now in the Township of Springwater;

Key map is included to illustrate the subject land.

Purpose and Effect

The purpose and effect of the proposed Official Plan Amendment and Zoning By-law Amendment applications is to facilitate the creation of a new residential lot on the subject lands.

Proposed Official Plan Amendment

The proposed 'Administration/Government – Exception' designation requests to revise the site-specific provisions (Section 5.2 (h) of the Township's Midhurst Secondary Plan) to permit the creation of one additional residential lot.

Proposed Zoning By-law Amendment

The Zoning By-law Amendment application proposes to rezone the subject lands from the Rural Residential (RR) zone to a Rural Residential Exception (RR-xy) zone. Special site-specific provisions would be established for the proposed RR-xy to allow for the northerly-most lot within the subject lands, having frontage on Nursery Road, to have a reduced lot frontage.

Further Notice or Appeal of Official Plan Amendment

The County of Simcoe is the approval authority for Official Plan Amendments and that any person or public body will be entitled to receive notice of decision of the approval authority with respect to Official Plan Amendment No. 74 adopted, if a written request to

be notified of the decision (including the person's or public body's address, fax number or email address) is made to:

County of Simcoe
Planning Department
1110 Highway 26
Midhurst, Ontario, L9X 1N6

A specified person or body as identified in the Planning Act, R.S.O. 1990, c.P.13, as amended, may appeal to the Ontario Land Tribunal (OLT) in respect to all or part of this Official Plan Amendment may be made by filing a notice of appeal with the County Clerk either via the Ontario Land Tribunal e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service/> by selecting the County of Simcoe as the Approval Authority or by mail to 1110 Highway 26, Midhurst, ON L9X 1N6, no later than 4:30 p.m. on September 22 2026.

The filing of an appeal after 4:30 p.m., in person or electronically, will be deemed to have been received the next business day. The appeal fee of \$1,100 can be paid online through e-file or by certified cheque/money order to the Minister of Finance, Province of Ontario. If you wish to appeal to the Ontario Land Tribunal (OLT) or request a fee reduction for an appeal, forms are available from the OLT website at www.olt.gov.on.ca.

If the e-file portal is down, you can submit your appeal to clerks@simcoe.ca.

Appeal of Zoning By-law Amendment

A specified person or body as identified in the Planning Act, R.S.O. 1990, c.P.13, as amended, may appeal to the Ontario Land Tribunal (OLT) in respect to all or part of this Zoning By-law Amendment may be made by filing a notice of appeal with the Township's Secretary Treasurer either via the Ontario Land Tribunal e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service/> by selecting the Township of Springwater as the Approval Authority or by mail to 2231 Nursery Road, Minesing, ON L9X 1A8, no later than 5:30 p.m. on September 22, 2026.

The filing of an appeal after 5:30 p.m., in person or electronically, will be deemed to have been received the next business day. The appeal fee of \$1,100 can be paid online through e-file or by certified cheque/money order to the Minister of Finance, Province of Ontario. If you wish to appeal to the Ontario Land Tribunal (OLT) or request a fee reduction for an appeal, forms are available from the OLT website at www.olt.gov.on.ca.

If the e-file portal is down, you can submit your appeal to jack.mordue@springwater.ca

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

Dated at the Township of Springwater on the 3rd day of September 2026.

Planning Department
Springwater Administration Centre
2231 Nursery Road
Minesing, Ontario L9X 1A8
Telephone: (705) 728-4784 x 2019
e-mail: planning@springwater.ca
website: www.springwater.ca

Key Map – OPA 74

