

**NOTICE OF THE PASSING OF A BY-LAW
TO ADOPT OFFICIAL PLAN AMENDMENT NO. 18
TO THE TOWN OF AYLMER OFFICIAL PLAN**

TAKE NOTICE THAT the Council of the Town of Aylmer passed By-law No. 30-19 on the 6th day of May, 2019 to adopt Official Plan Amendment No. 18 for the Town of Aylmer in accordance with the provisions of Section 17(22) of the Planning Act R.S.O. 1990, c. P.13, as amended. The Official Plan Amendment will be submitted for approval by the County of Elgin as the approval authority in accordance with section 17(31) of the Planning Act R.S.O. 1990, c. P.13, as amended.

AND TAKE NOTICE THAT any person or public body will be entitled to receive notice of the decision of the approval authority if a written request to be notified of the decision is made to the approval authority, being the County of Elgin, Planning Department, 450 Sunset Drive, St. Thomas, Ontario, N5R 5V1.

THE COMPLETE OFFICIAL PLAN AMENDMENT is available for inspection at the Town of Aylmer Municipal Offices during regular office hours. An explanation of the purpose and effect of the proposed Official Plan Amendment is provided below.

DATED at the Town of Aylmer, this 15th day of May, 2019.

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PURPOSE AND EFFECT OF THIS BY-LAW

The purpose of By-law No. 30-19 is to adopt Official Plan Amendment No. 18 which changes the designation of the subject lands located on the south side of Elk Street east of Melanie Drive, being part of Lot C, Block L, Registered Plan 164 and known municipally as 48 Elk Street, from 'Low Density Residential' to 'Medium Density Residential'. The Amendment will permit the conversion of an existing single detached dwelling into a converted dwelling. The subject lands comprise an area of 809.3 square metres (8,712 sq. ft.), a frontage of 20.1 metres (66 ft) and a depth of 40.2 metres (132 ft). The proposed conversion would include a three-bedroom apartment on the main floor and two, one-bedroom apartments in the basement.

The current 'Low Density Residential' designation in the Official Plan does not permit the proposed conversion as described above. The applicant has requested a corresponding amendment to the Town of Aylmer Zoning By-law to re-zone the subject lands from Residential Type 1B (R1B) to Residential Type 3 (R3) to permit the proposed converted dwelling. A 'site-specific' (R3-#) zoning is applied to restrict the permitted uses to a converted dwelling with a maximum of three dwelling units.