



Planning & Building Department

Township of Clearview
Box 200, 217 Gideon Street
Stayner, Ontario L0M 1S0

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www.clearview.ca

Phone: 705-428-6230

NOTICE OF PASSING

Zoning By-law Amendment No. 26-ZBA-06

TAKE NOTICE that the Council of The Corporation of the Township of Clearview passed **By-law 26-045** to amend the Township's comprehensive Zoning By-law 06-54 on July 13, 2026, pursuant to Section 34(10) of the Planning Act, R.S.O. 1990, c. P.13 as amended. This Notice of Passing is issued pursuant to Section 34(18) of the Planning Act.

Purpose & Effect

The purpose of the application is to request a site-specific amendment to rezone the subject lands from 'Rural' (RU) Zone to 'Rural Exception 22' (RU-22) Zone to remove the lands from the definition of Lot of Record, recognize the existing lot frontage and area requirements.

The effect of the application is to facilitate development of single detached dwelling on an undersized lot.

Subject Lands

The lands subject to the Zoning By-law Amendment are known municipally as 5 CADDODRIVE, CLEARVIEW and are legally described as PT LT 42 CON 11 NOTTAWASAGA PT 23, RD448; CLEARVIEW. A Key Map is attached hereto.

The subject lands are subject to the following related applications: N/A

Material Available for Review

A copy of the Zoning By-law Amendment and supporting documentation are available for inspection on the Township of Clearview [website](http://www.clearview.ca) and in person at the Township Administration Centre (217 Gideon Street, Stayner).

Written & Oral Submissions

Prior to passing of the Zoning By-law Amendment, a statutory Public Meeting was held on May 27, 2026, in accordance with the Planning Act.

Staff Recommendation Report **PB-2026-026** details how all written and oral submissions made regarding the Zoning By-law Amendment have been reviewed and dually considered.

Appeal Rights & Contact Information

Pursuant to s. 34(19) of the Planning Act the applicant, a specified person, a public body, or the registered owner of any land to which the by-law would apply may appeal the decision to the [Ontario Land Tribunal](#).

Last date for filing a Notice of Appeal: **August 6, 2026**

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.

The expiry date and time for filing a notice of appeal to the [Ontario Land Tribunal](#) is referenced above. Appeals filed after 4:30 pm on the last date for filing an appeal is deemed to have been received the next business day. The Township has consented to all notices of appeal being filed through the [OLT e-portal](#) by selecting Clearview (Township) as the approval authority. A notice of appeal must set out the reasons for the appeal, and must be accompanied by the [required fee](#) payable through the OLT e-portal or by cheque made payable to the Minister of Finance. The Ontario Land Tribunal should be consulted for more information on the [appeal process](#). If the OLT e-portal is down, notices of appeal may be provided to plan@clearview.ca.

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website: www.clearview.ca/current-projects



Notice dated at the Township of Clearview on **July 17, 2026**.

KEY MAP

