



Notice of Adoption

With Respect to Official Plan Amendment No. 15 to the Township of Cavan Monaghan Official Plan

**Application No. OPA-04-21
County Road 10/Tupper Street
Part of Lot 13, Concession 5 (Cavan)
Township of Cavan Monaghan**

Take Notice that, in accordance with Section 17 (23) of the Planning Act, the Council of the Township of Cavan Monaghan passed By-law No. 2024-09 to adopt Official Plan Amendment No. 15 to the Township of Cavan Monaghan Official Plan on the 20th day of February, 2024.

Purpose and Effect of the Official Plan Amendment

Amendment No. 15 to the Township of Cavan Monaghan Official Plan expands the Millbrook Settlement Area boundary, realigns land use designations and adds an exception policy to specify that the regulations of the Ministerial Zoning Order (Regulation 250/22 (MZO) guide development of the subject lands.

Specifically, the maximum building height for apartment buildings and mixed use buildings is 4 storeys. Development in the Community Commercial designation will be in accordance with the regulations of the MZO. The permitted uses in the Community Commercial designation are expanded to include banks, financial institutions, liquor stores, post offices, personal services, professional and medical offices as a primary use, and dwelling units in a mixed use building.

Schedule A-1 is amended by changing the land use designations on a portion of the property from Agricultural, Residential, Community Commercial, Institutional Special Policy Area #1, Natural Core Area and Natural Linkage Area to Residential, Community Commercial and Natural Core Area. A text box reference for Section 4.1.8 b) is noted on the Schedule.

Schedule A is amended by changing the land use designations on a portion of the subject

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