

**NOTICE OF PUBLIC HEARING  
CONCERNING A PROPOSED  
AMENDMENT TO  
ZONING BY-LAW 2014-23  
OF THE MUNICIPALITY OF FRENCH RIVER**

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Respecting an application by Rejean Demers and Manon Bouchard  
to rezone lands on Lot 8, Concession 6  
in the Township of Bigwood  
now in the Municipality of French River  
Territorial District of Sudbury  
being Part 7, Plan SR-90  
Parcel 30117 Sudbury East Section  
(Roll No. 5201-030-000-752-00)  
(SEPB File No. ZBA 20-03FR)

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**TAKE NOTICE THAT** the Council for the Municipality of French River will hold a Public Hearing on **April 1<sup>st</sup>, 2020 at 7:30 p.m. at the French River Municipal Office, 44 Christophe Street, Noelville, Ontario.**

**ADDITIONAL INFORMATION** is available for public review or a written copy of this Notice can be obtained Monday to Friday (8:30 a.m. to 4:00 p.m.) at the Sudbury East Planning Board Office, 39 Lafontaine Street, Unit 4, P.O. Box 250, Warren, Ontario, POH 2N0. Any person or public body may attend the Public Hearing and/or make written or verbal representations either in support of or in opposition to the Proposed Zoning By-law Amendment.

**IF A PERSON OR PUBLIC BODY** would otherwise have an ability to appeal the decision of the Council for the Municipality of French River to the Local Planning Appeal Tribunal but the person or public body does not make oral submission at a public meeting or make written submissions to the Council for the Municipality of French River before the by-law is passed, the person or public body is not entitled to appeal the decision.

**IF A PERSON OR PUBLIC BODY** does not make oral submissions at a public meeting or make written submissions to the Council for the Municipality of French River before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Dated at Warren, this 12<sup>th</sup> day of March 2020.

Matthew Dumont, MCIP, RPP  
Director of Planning

**Purpose and Effect of the Proposed Zoning By-law Amendment**

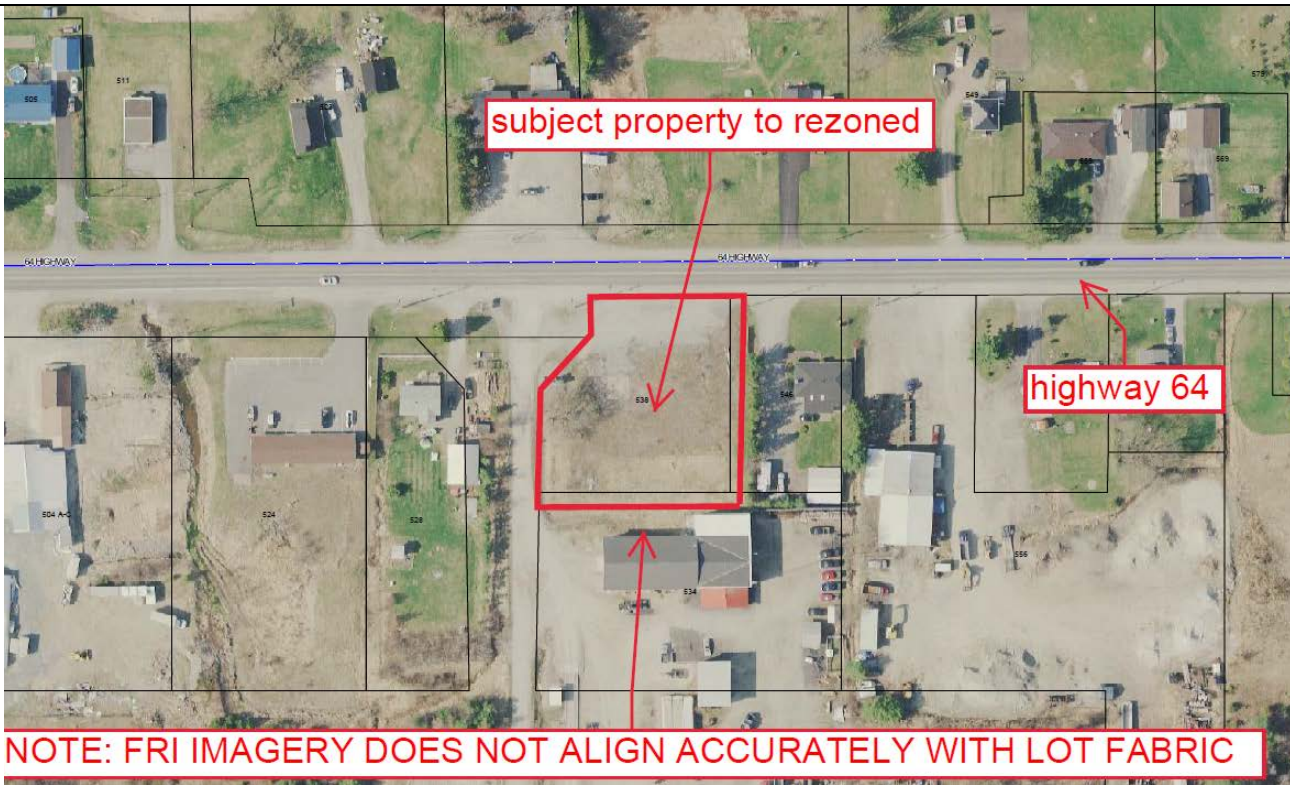
Re: Application No. ZBA 20-03FR  
(Rejean Demers and Manon Bouchard)  
Roll No. 5201-030-000-752-00

The purpose of the Public Hearing will be to consider a proposed amendment to Zoning By-law 2014-23 of Municipality of French River, pursuant to the provisions of Section 34 of the Planning Act, R.S.O. 1990, Chapter P.13.

An application has been received from Kyle Boyd, on behalf of Rejean Demers and Manon Bouchard, to rezone lands described as Lot 8, Concession 6, in the Township of Bigwood, now in the Municipality of French River, Territorial District of Sudbury, being Part 7, Plan SR-90 (Parcel 30117 Sudbury East Section).

The subject lands are presently zoned Commercial Community (CC) under Zoning By-law 2014-23 of Municipality of French River. The Proposed Zoning By-law Amendment will maintain the current zone; however, a Special Provision will be implemented in order to permit a 'contractors' establishment' as an additional permitted use under Section of 7.8.1 of Zoning By-law 2014-23.

The subject property is located within the Mixed Used Designation (Village of Alban) of the Official Plan for the Sudbury East Planning Area (adopted April 27<sup>th</sup>, 2010, approved by the Ministry of Municipal Affairs and Housing September 28<sup>th</sup>, 2010).



**AERIAL PHOTOGRAPHY**

Zoning By-law Amendment Application  
(Rejean Demers and Manon Bouchard)  
Lot 8, Concession 6  
in the Township of Bigwood  
now in the Municipality of French River  
Territorial District of Sudbury  
being Part 7, Plan SR-90  
Parcel 30117 S.E.S.  
(Roll No. 5201-030-000-752-00)  
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**KEY MAP**

Zoning By-law Amendment Application  
(Rejean Demers and Manon Bouchard)  
Lot 8, Concession 6  
in the Township of Bigwood  
now in the Municipality of French River  
Territorial District of Sudbury  
being Part 7, Plan SR-90  
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