

NOTICE OF DECISION



In accordance with Section 34 and 70.2 of the Planning Act for the Amendment of the Development Permit By-law

TAKE NOTICE that the Council of the Corporation of the Town of Carleton Place passed By-law 53-2025 (the “**By-law**”) on the 24th day of June 2025, under Sections 34 and 70.2 of the *Planning Act*, R.S.O., 1990, c. P. 13 as amended (the “**Planning Act**”), and Section 2 of Ontario Regulation 173/16, as amended.

THE PURPOSE AND EFFECT OF THE DEVELOPMENT PERMIT SYSTEM in the Town of Carleton Place (the “**Town**”) is to control the land use development within the municipality. The whole of the Town is within the development permit area, and the By-law applies to all the lands falling within the municipal boundaries of the Town. An appeal to the Ontario Land Tribunal against a decision on a development permit application may be made only by the owner of land to which the application relates. The development permit review process is set out in Sections 2.21 to 2.33 of the By-law, which identifies those internal review procedures and approval authority applicable depending on which of the four classes of development permit have been applied for (as set out in Section 2.17 of the By-law). Where a proposed development cannot meet the tests for variation to the baseline development standards and development criteria described in the By-law, an amendment to the By-law shall be required as set out in Section 2.19 of the By-law.

THE SUBJECT LANDS of the By-law are all properties within the Town. As such, no key map is provided as part of this Notice. A copy of Schedule “A” to the By-law, identifying the development permit area, is available on the Town’s website at:

<https://pub-carletonplace.escribemeetings.com/filestream.ashx?DocumentId=15091>

THE PURPOSE AND EFFECT OF THE BY-LAW is to repeal the entirety of the Development Permit By-law 15-2015, as amended, and to enact a new Development Permit By-law that articulates and establishes development requirements, provisions and standards that need to be met before development approvals can be issued. The By-law implements the policies of the Town’s Official Plan, and provides for a streamlined approach to development approvals that allows for flexibility within a clearly articulated context. The By-law may also include regulations regarding tree cutting and site alteration. The By-law does not replace the requirement for building permits under the *Building Code Act* or approvals for the division of land under Section 50.1 of the *Planning Act*.

A copy of the By-law is available on the Town’s website at:

<https://pub-carletonplace.escribemeetings.com/filestream.ashx?DocumentId=15147>

WRITTEN SUBMISSIONS received by the Town throughout the public consultation for the proposed By-law were consolidated and addressed individually by staff. Council reviewed the consolidated comment-response matrix prior to making a decision on the By-law. No parties made oral submissions relating to the By-law at the public meetings held for the purpose of giving the public an opportunity to make representations in respect of the proposed By-law.

TAKE NOTICE that any person or public body may appeal the passing of the By-law to the Ontario Lands Tribunal by filing a notice of appeal with the Clerk of the Town of Carleton Place no later than the **23rd day of July, 2025**. The notice of appeal must be accompanied by the fee required by the Ontario Land Tribunal and must set out the reason(s) for the appeal.

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 this 3rd day of July 2025.

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