



NOTICE OF APPLICATION

of proposed Plan of Subdivision (39T-SM2501)

The Municipality of Southwest Middlesex has received an application to subdivide land located in Southwest Middlesex. A rezoning application has also been received but not deemed complete at this time. The details are described below. We are advising you of these applications to invite your comments.

OWNER: DFT Exteriors Inc.

AGENT: Build Ontario Developments

SUBJECT LANDS: The property is a 2.39 hectare parcel of land located on the South side of Longwoods Road, between Ontario Street and Mill Pond Road in Wardsville, in the Municipality of Southwest Middlesex (as shown on the attached map).

The lands are legally described as PLAN 42 LOTS 3 TO 6 S MAIN ST PLAN 227 LOTS 1 TO 4 N DORNOCH ST LOTS 1 AND 2 S MILL ST LOTS 1 AND 2 N ONTARIO ST, PLAN 227 LOTS 1 TO 4 SE DORNOCH ST, WARDVILLE PLAN 227 LOTS 1 TO 4 NW GRANT ST LOTS 3 TO 6 SW MILL ST, Municipality of Southwest Middlesex.

PROPOSAL: This subdivision proposes the following (as shown on the attached plan):

- 24 lots for single detached dwellings
- 3 lots for 6 semi-detached dwellings
- 2 blocks for 8 town homes

PUBLIC MEETING: This application will be presented at a future public meeting. You will receive another notice inviting you to attend this meeting.

APPLICATION COMPLETE: In accordance with the Planning Act, the County of Middlesex being the approval authority for plans of subdivision has deemed the application for draft plan of subdivision to be complete on February 21, 2025.

OTHER INFORMATION: *If a person or public body would otherwise have an ability to appeal the decision of the County of Middlesex to the Ontario Land Tribunal but the person does not make oral submissions at the public meeting, if one is held, or make written submissions to the County of Middlesex in respect of the proposed plan of subdivision before the approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body is not entitled to appeal the decision to the Ontario Land Tribunal.*

If a person or public body does not make oral submissions at a public meeting, if one is held, or make written submissions to the County of Middlesex in respect of the proposed plan of subdivision before the approval authority gives or refuses to give approval to the draft plan of subdivision, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

If you wish to be notified of the decision of the County of Middlesex with respect to the proposed Plan of Subdivision (39T-SM2501), you MUST submit a written request to the County of Middlesex, Planning Department, 399 Ridout Street North, London, Ontario N6A 2P1 (fax: 519-434-0638).

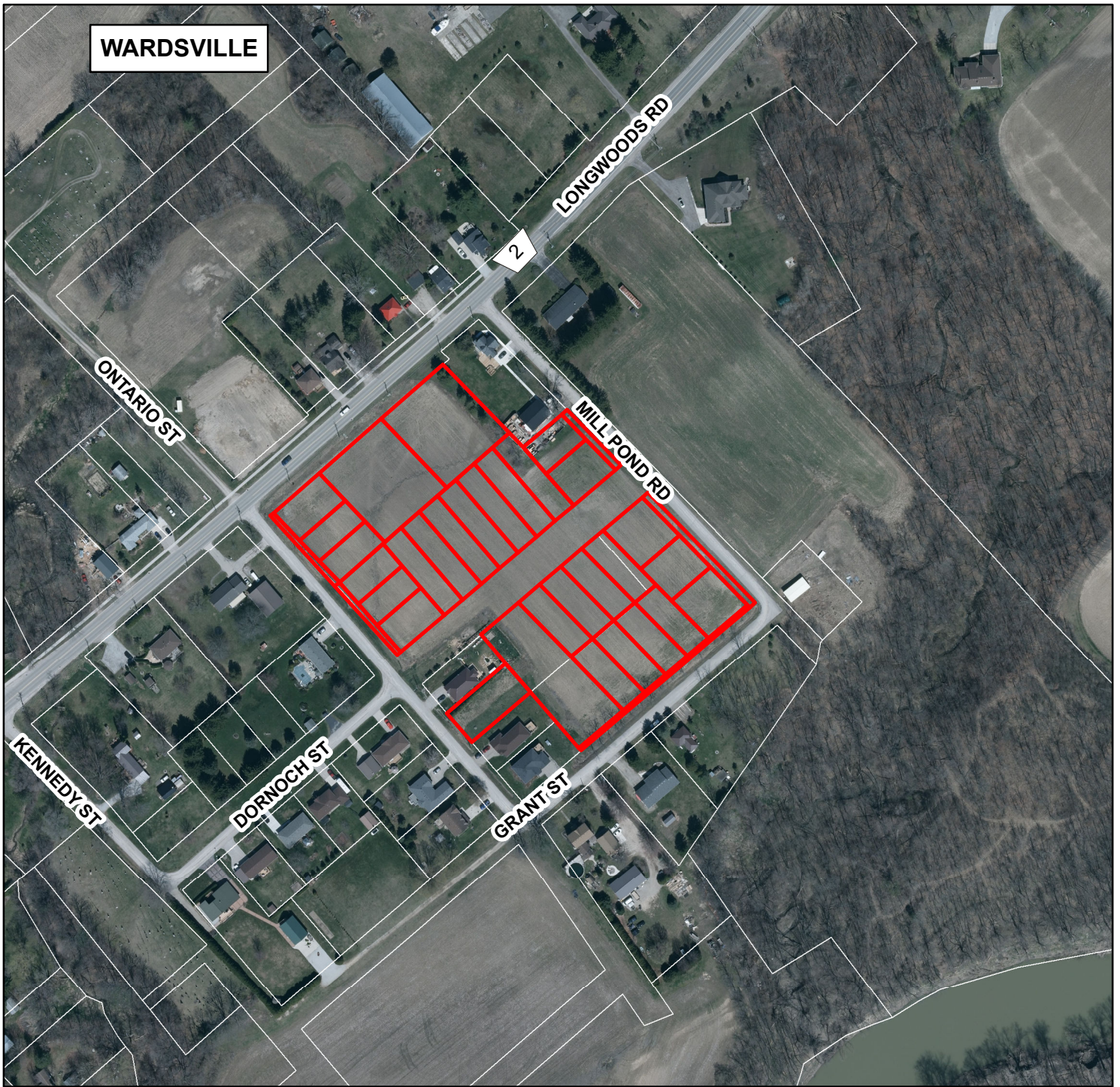
Additional information regarding the proposed plan of subdivision, is available for public inspection by contacting the Municipal Planner, Alana Kertesz at 519.930.1011 or akertesz@middlesex.ca

If you are aware of any persons affected by this application who have not received a copy of this notice, it would be appreciated if you would so advise them.

DATED AT GLENCOE, ONTARIO this 5th day of March 2025.



Kendra, Kettler Clerk
Municipality of Southwest Middlesex
153 McKellar Street
Glencoe, ON N0L 1M0



LOCATION MAP

Description:
 PROPOSED DRAFT PLAN OF SUBDIVISION
 BUILD ONTARIO DEVELOPMENTS
 MUNICIPALITY OF SOUTHWEST MIDDLESEX

File Number: 39T-SM2501

Prepared by: Planning Department
 The County of Middlesex, January 07, 2025.



LEGEND

 SUBJECT LANDS

