

February 26, 2026

**CORPORATION OF THE TOWNSHIP OF RIDEAU LAKES  
NOTICE OF PUBLIC MEETING CONCERNING  
PROPOSED ZONING BY-LAW AMENDMENT (ZBA-2-2026)**

**NG PROPERTIES LTD – STEVE BALL  
CON 4 PT LOT 19 MILLER RD;(OLD BAY RD) RIDEAU LAKE  
Ward of South Elmsley, Township of Rideau Lakes  
(Civic Address: 38 R6)**

**TAKE NOTICE** that the Planning Advisory & Committee of Adjustment of the Council of the Corporation of the Township of Rideau Lakes will hold a public meeting on the **18th day of March, 2026, at 1:00pm** to review an application to amend the Township of Rideau Lakes' Zoning By-law #2023-50.

The request is to change the zoning classification of the subject property from Rural (RU) to Rural Special Exception (RU-X) to permit an accessory building (garage) on a property where no primary use is established. The proposed accessory building (garage) is located 3.3m from the front lot line where a required 10m is called for, as well as 13.4m from the centreline of the Township street (R6) where 20m is required. The proposed accessory building (garage) includes a storage loft and is shown to be a height of 6.84m in height where an accessory building is permitted a maximum height of 6m. The proposed accessory building (garage) is to be used as an accessory use to the dwelling that is located on the opposite side of R6 on a different property.

The proposed Zoning By-law Amendment public meeting required under Section 34 of the Planning Act will take place at the Township's municipal offices at **1439 County Rd 8, Delta, Ontario, K0E 1G0**.

**TAKE NOTICE** that the Township of Rideau Lakes has determined this application to be complete under Section 34 (10.7) of the Planning Act.

**ANY PERSON** may attend the public meeting(s) and/or make written or verbal representation either in support of or in opposition to the proposed amendments.

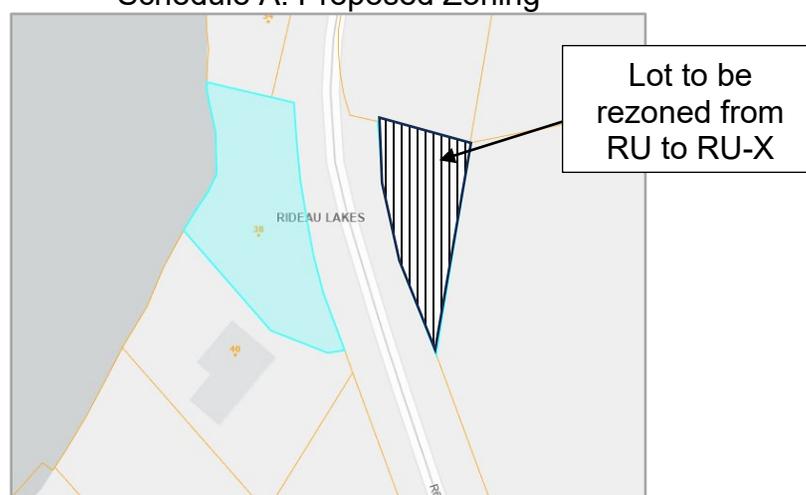
If a person or public body would otherwise have an ability to appeal the decision of the Township of Rideau Lakes to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting, or make written submissions to the Township of Rideau Lakes before the by-law 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 Township of Rideau Lakes 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 Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

**PUBLIC HEARING** – You are entitled to participate in the public hearing on your own or you may be represented by counsel or an agent to give evidence about this application. Written submissions that relate to an application shall be accepted by the Secretary-Treasurer before the hearing of the application and shall be made available electronically to any interested person for inspection the day of the hearing by contacting the Secretary-Treasurer during regular office hours. The Public Meeting will be live streamed at <http://video.isilive.ca/rideaulakes/live.html>. If you wish to provide comments during the live stream on the subject application you are encouraged to do so to [planning@rideaulakes.ca](mailto:planning@rideaulakes.ca).

**FOR MORE INFORMATION** about this matter, including information about appeal rights, contact Tom Fehr, Secretary-Treasurer at [developmentmanager@rideaulakes.ca](mailto:developmentmanager@rideaulakes.ca) or 1439 County Rd 8, Delta, Ontario, K0E 1G0 or 613-928-2251 ext. 236. If you wish to be notified of the decision of the Council of the Corporation of the Township of Rideau Lakes on the proposed Zoning By-law amendment, you must make a written request to the Secretary-Treasurer at [developmentmanager@rideaulakes.ca](mailto:developmentmanager@rideaulakes.ca) or 1439 County Rd 8, Delta, Ontario, K0E 1G0.

Schedule A: Proposed Zoning



# Schedule B: Proposed Site Plan

The undersigned has examined and undertaken responsibility for this design having the required qualifications & registrations, as set out in the Ontario Building Code  
 Individual BCIN: 40034 Firm BCIN: 41008  
**Melanie Smith**  
 Melanie Smith  
 Structural Engineer in Charge  
 Melanie Smith Design

SITE PLAN TAKEN FROM  
 SURVEY JANUAC LAND  
 SURVEYS INC. FILE #  
 23-4028 JULY 4 2023

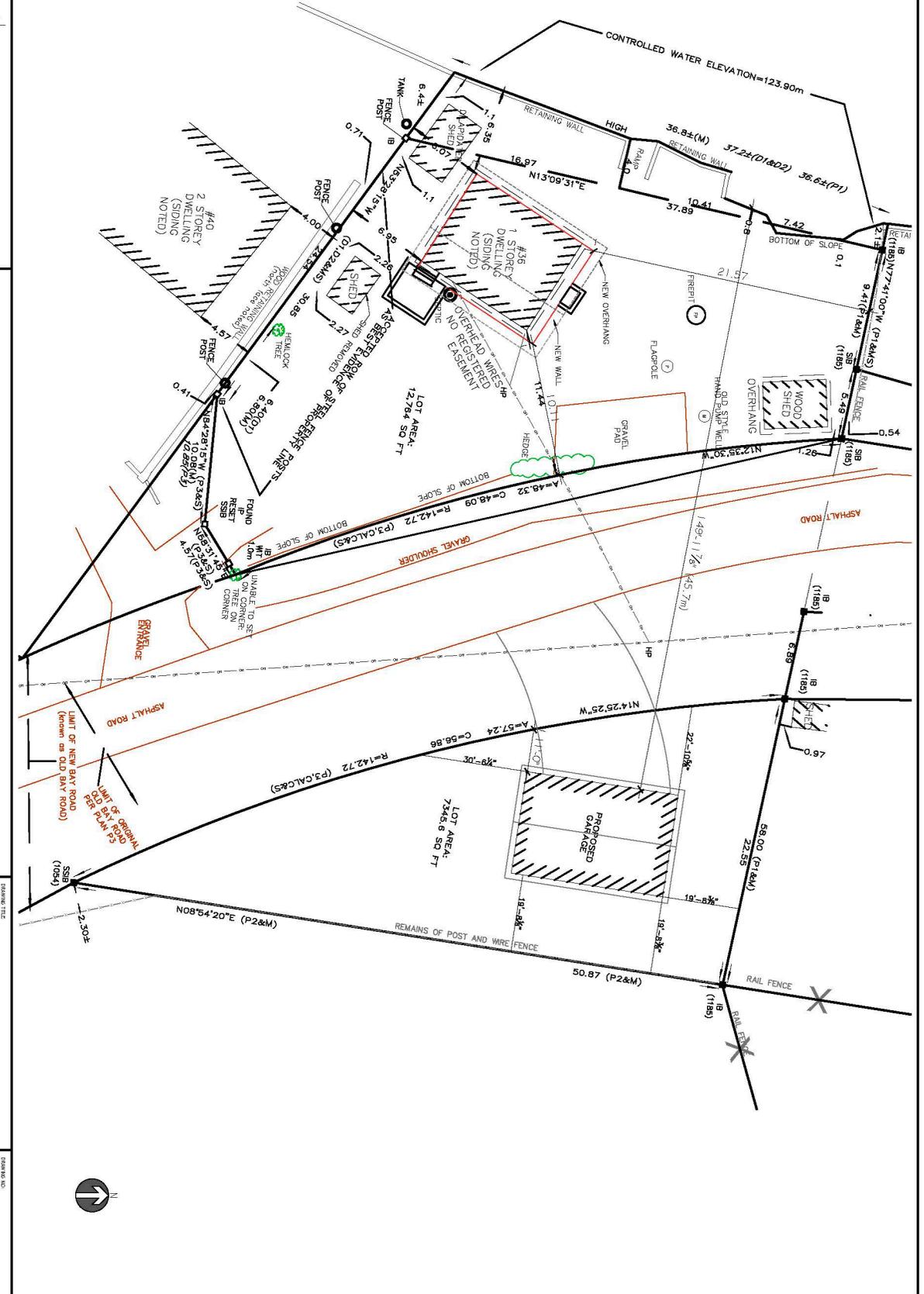
LOT: 20, 117.4 FT2  
 EXIST BUILDINGS: 1311.9 FT2  
 NEW BUILDING: + 631.1 FT2  
 COVERAGE: 6.6 %  
 FLOOR SPACE INDEX: 11.9 %

Copyright reserved. The drawings and design contained herein remain the exclusive property of Sturman Properties II. Designs and are specific to the particular project. This drawing shall not be used in or in part without the written consent of the signing designer.  
 The contractor assumes the responsibility to check and verify all dimensions and reporting errors or omissions to the designer in project only when signed and dated.

DRAWN BY: MS

**MELANIE SMITH DESIGN**

**S BALL GARAGE**  
 38 R6 ROAD  
 LOWMARDY, ON K0G 1L0



DRAWING TITLE

SITE PLAN

DRAWN BY:

**A1.0**

150 McPhy St. Carleton Place, ON N7C2Z8 ~ 613.971.3448 - BCIN 41008

ROUTE:

SCALE

1/16" = 1'-0"

DATE

10 DEC 2023

REVISION

11 JAN 2024