



NOTICE OF PUBLIC MEETING
Pursuant to Section 53 of the *Planning Act*

APPLICATION FOR CONSENT (B17-24)

APPLICANT: Plover Mills Commodities Ltd.
LOCATION: 23372 & 23364 Wellburn Road (County Road 27)
ROLL NO.: 392603108005700

Purpose and Effect of Consent Application

The purpose and effect of this application is to sever a parcel of land having a frontage of approximately 89 metres (292 ft) along Wellburn Road (County Road 27) and an area of approximately 0.63 ha (1.56 ac) to facilitate the disposal of a residence surplus to a farming operation as a result of farm consolidation. The severed lands contain a single detached dwelling (23372 Wellburn Road), two small sheds and a bank barn. The lands to be retained, being the remnant farm parcel, would have a frontage of approximately of 371 metres (1,217 ft) and an area of approximately 30.9 ha (76.4 ac). The retained lands contain a commercial grain elevator and an additional dwelling (23364 Wellburn Road).

Description and Location of Subject Land

The subject lands are legally described as Part of Lot 29, Concession 6; and Parts 1 & 2 of RP 33R5758 (geographic Township of West Nissouri), Municipality of Thames Centre. The subject property is located on the east side of Wellburn Road (County Road 27), between Gregory Drive and Plover Mills Road (County Road 16).

Public Meeting

The Municipality's Council will hold a public meeting to consider the subject applications.

Thames Centre Council meetings are held in a hybrid format, being conducted electronically and in-person.

Date: Monday January 27, 2025

Time: 5:00 p.m.

Place: This will be a hybrid meeting.

Thames Centre Municipal Office Council Chambers- 4305 Hamilton Rd., Dorchester and broadcasted live on the Municipality's YouTube Channel, namely:

www.youtube.com/municipalityofthamescentre

The public is advised that the Council meeting will begin at 5:00 p.m., although the exact time of item is unknown. To participate **electronically** via phone or by video using Zoom, registration is required. Please visit the website www.thamescentre.on.ca/registration and complete the registration process before **12 Noon on Monday, January 27, 2025**. Notwithstanding the deadline above, members of the public are asked to register as soon as possible to provide an orderly registration process and meeting. Send any **written comments or concerns** for Council's consideration via email to comments@thamescentre.on.ca or by mail to the municipal office before **12 Noon on Monday, January 22, 2025**. The public is advised that comments expressed and written material presented are a matter of public record for full disclosure.

Other Planning Act Applications: None.

Other Information:

If a person or public body has the ability to appeal the decision of the Council of the Municipality of Thames Centre in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Municipality of Thames Centre before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal. If you wish to be notified of the decision of the Municipality of Thames Centre in respect of the proposed consent, you must make a written request to the Municipality of Thames Centre, Clerk, 4305 Hamilton Road, Dorchester, Ontario, N0L 1G3 or at comments@thamescentre.on.ca

Notwithstanding the above, subsection 53(19) of the *Planning Act* defines the parties that are eligible to appeal the decision to the Ontario Land Tribunal.

For more information about this matter, please contact Amanda Storrey, Director of Planning and Development Services, at 519.268.7334 x 249 or at astorrey@thamescentre.on.ca

DATED at the Municipality of Thames Centre, this 19th day of December 2024.

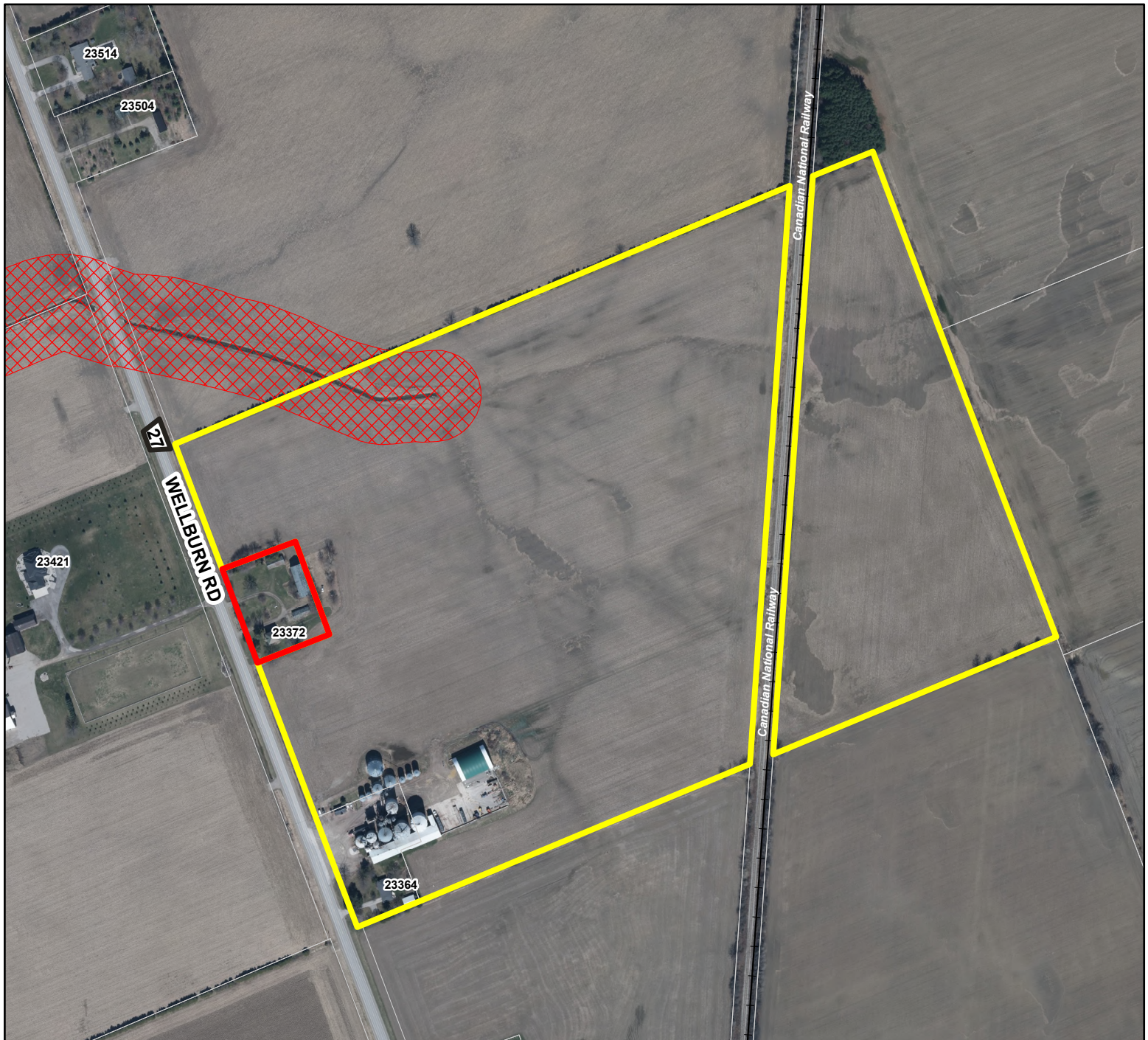
Municipality of Thames Centre
4305 Hamilton Rd.
Dorchester, ON
N0L 1G3

APPLICATION FOR CONSENT: B-17-2024
Owner: Plover Mills Commodities Ltd



22372 & 23364 Wellburn Road
CON 6 W PT LOT 29 RP 33R5758 PARTS 1&2 And CON 6 S PT LOT 29

Municipality of THAMES CENTRE



Published by the County of Middlesex
Planning Department
399 Ridout Street North, London, ON N6A 2P1
(519) 434-7321
December, 2024

-  Lands to be retained
-  Lands to be severed
-  CA Regulated Area



1:5,000

0 45 90 180 Metres

Disclaimer: This map is for illustrative purposes only. Do not rely on it as being a precise indicator of routes, locations of features, nor as a guide to navigation.