NOTICE OF RECEIPT OF COMPLETE APPLICATIONS

pursuant to Sections 17(15) and 34(12)
of the Planning Act, R.S.O. 1990, as amended

APPLICATIONS FOR OFFICIAL PLAN AMENDMENT, DRAFT PLAN OF SUBDIVISION AND ZONE CHANGE

CITY OF WOODSTOCK

Please be advised that the Community Planning Office has received an application(s) applying to the following lands:

File Numbers:	OP 26-08-8, SB 26-03-8 and ZN 8-26-13
Owner:	Amer Cengic
Applicant:	Denis Brolese
Location of Property:	The subject lands are legally described as Part Lot 5, Concession 13 (formerly Zorra), known municipally as 745190 Oxford Road 17, Woodstock.
Description of Application:	The purpose of the proposed Official Plan Amendment is to redesignate the subject lands from Future Urban Growth to Low Density Residential. The purpose of the proposed draft plan of subdivision is to create six lots for single-detached dwelling and the extension of one local street (Leslie Street) and retain one lot containing a single-detached dwelling fronting on Oxford Road 17. The purpose of the proposed zone change application is to rezone the subject lands from 'Special Residential Zone 1 (R1-13)' to 'Residential Zone 2 (R2)'. A Holding provision may be implemented until the subdivision is registered to the satisfaction of Oxford County.

(see attached map)

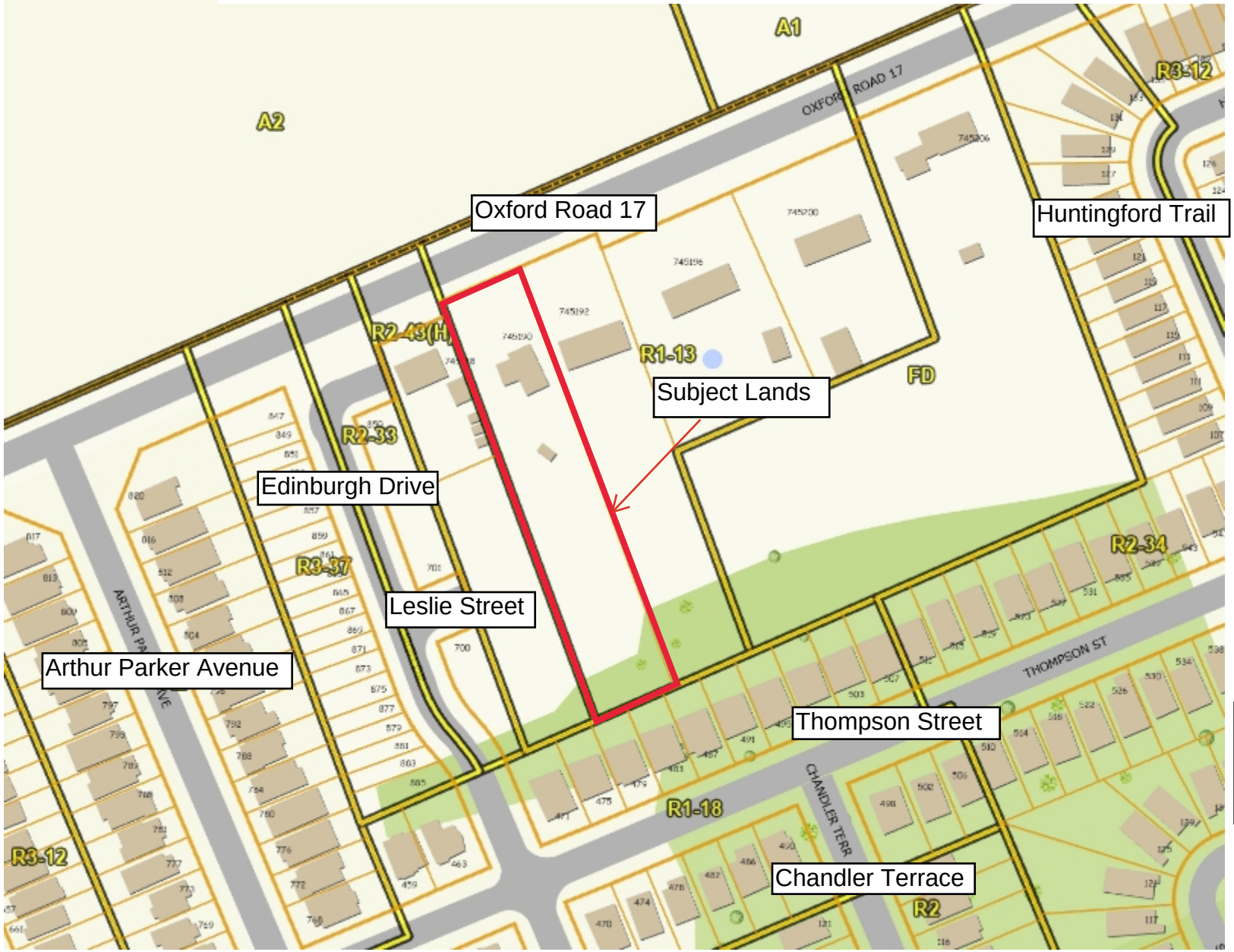
Please note this is **not** a notice of Public Meeting. Prior to the Public Meeting, you will receive a "Public Notice" informing you of the date, time and location of the public meeting, together with a description of the proposal.

If you have any questions regarding the application(s), please contact this office to arrange an appointment with **Justin Miller, Development Planner**. Written inquiries may also be forwarded to the regular mail or email addresses provided below. Please include the applicant's name and file number on all correspondence.

Justin Miller
Development Planner
Community Planning
County of Oxford
P. O. Box 1614, 21 Reeve Street
Woodstock ON N4S 7Y3
phone: 519-539-9800 x 3210
email: planning@oxfordcounty.ca

Dated: Tuesday, November 3, 2026

Plate 1: Location Map with Existing Zoning
File No.: OP26-08-8; ZN8-26-13: Cengic
Part Lot 5, Concession 13 (East Zorra) as in 389714, 745190 Oxford Road 17, City of Woodstock



Legend

- Parcel Lines
  - Municipal Boundary
  - Property Boundary
  - Assessment Boundary
  - Road
  - Unit
- Zoning Floodlines Regulation Limit
  - 100 Year Flood Line
  - 30 Metre Setback
  - Conservation Authority Regulation Limit
  - Regulatory Flood And Fill Lines
- Land Use Zoning (Displays 1:16000 to 1:500)

Notes



0 48 96 Meters

NAD_1983_UTM_Zone_17N

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. This is not a plan of survey

May 11, 2026