

NOTICE OF RECEIPT OF COMPLETE APPLICATION

pursuant to Section 34(12)
of the Planning Act, R.S.O. 1990, as amended

APPLICATION FOR ZONE CHANGE

CITY OF WOODSTOCK

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

File No.:	ZN 8-26-14
Owner/Applicant:	Timothy Ede
Location of Property:	The subject lands are described as Part of Lot 13, Concession 1 (Blandford) as in 449435, and are located on the west side of Oxford Road 4, lying between Devonshire Avenue and Dundas Street, in the City of Woodstock.
Description of Application:	The purpose of the application for zone change is to rezone the subject lands from Future Development (FD) to Special Restricted Industrial (M2-sp). The subject lands are the proposed lands to be severed via consent application B26- 07-8. The applicant is requesting special provisions to permit a reduced minimum side yard setback of 1.25 m (4 ft) from the required 3 m (9.84 ft), a reduced minimum rear yard setback of 1.25 m (4 ft) from the required 7.5 m (24.6 ft) and a reduced minimum front yard setback of 19.44 m (63.7 ft) from the required 22 m (72.1 ft).

(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, 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: Friday, July 17, 2026



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 65 130 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

July 14, 2026