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 8-26-23
Owner:	Mann et al.
Applicant:	Ashish Sood
Location of Property:	The subject lands are described as Units 8, 9 and 10, Oxford Standard Condominium Plan Number 152 (formerly Concession 1, Part Lot 13 (Blandford), and are located on the north-west corner of Bond's Corner Road in the City of Woodstock.
Description of Application:	The purpose of this application is to rezone the subject lands from Special Highway Commercial Zone (C4-34) to Special Highway Commercial Zone (C4- sp) to add a pharmacy and medical clinic as permitted uses on the subject lands.

(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, November 20, 2026

Plate 1: Location Map with Existing Zoning

File No.: ZN 8-26-23 - Mann; Mann; 1001726786 Ontario Inc.; 1000725615 Ontario Inc.; 1000693398 Ontario Inc.

Units 8, 9 and 10, Oxford Standard Condominium Plan Number 152 (formerly Concession 1, Part Lot 13 (Blandford), 85 Bond's Corner Road



Legend

Environmental Protection
Flood Overlay
- Flood Fringe
- Floodway
- Environmental Protection (EP1)
- Environmental Protection (EP2)

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



0 102 205 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

November 19, 2026