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 AND ZONE CHANGE

TOWNSHIP OF BLANDFORD-BLENHEIM

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

File Nos.:	OP 26-16-1 and ZN 1-26-10
Owners:	Eleanor and John Ashby
Applicant:	Daria Koscinski
Location of Property:	The subject lands are described as Part Lot 18 and Lots 19, 20 & 21, South of Park St; Church St, James St, George St, Part of Washington St., Blenheim St, Wolverton St, Plan 29, Part Lots 7 & 8, Concession 8 (Blenheim), Township of Blandford-Blenheim. The subject lands are located on the northeast side of Wolverton Road, to the northwest of the rural cluster of Wolverton, and are municipally known as 917709 Wolverton Road.
Description of Application:	The Applications for an Official Plan Amendment and Severance (B26-52-1) proposes to allow for a severance, specifically for 26.7 ha (65.9 ac) to be transferred to the Thames Talbot Land Trust for conservation purposes, while retaining 5.8 ha (14.3 ac) for agricultural purposes. The lot to be severed would be accessed through the existing municipal cemetery at 917699 Wolverton Road. The Application for Zone Change proposes to rezone the lot to be severed from 'General Agricultural Zone (A2)' to 'Special Open Space Zone (OS-sp)' to recognize the subject lands for conservation purposes and to prohibit any buildings or structures. The lot to be retained will be rezoned from 'General Agricultural Zone (A2)' to 'Special General Agricultural Zone (A2-sp)' to recognize the reduced lot area of 5.8 ha (14.3 ac).

(see attached map)

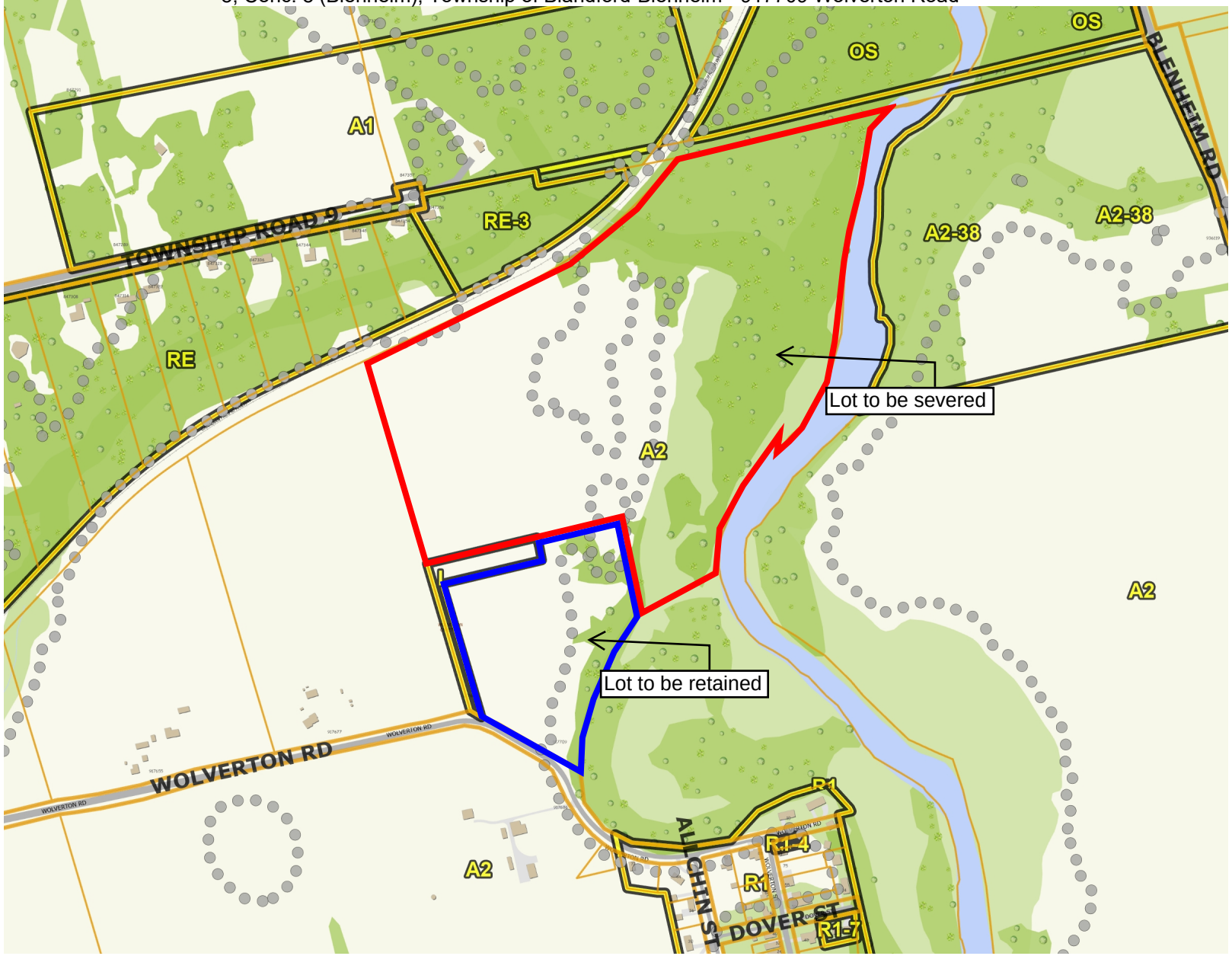
Please note this is **not** a notice of Public Meeting. Prior to the Public Meeting, you will receive a "Public Notice" informing you of the date, time and location of the public meeting, together with a description of the proposal.

If you have any questions regarding the applications, please contact this office to arrange an appointment with **Dustin Robson, 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.

Dustin Robson
Development Planner
Community Planning
County of Oxford
P. O. Box 1614, 21 Reeve Street
Woodstock ON N4S 7Y3
phone: 519-539-9800 x 3211
email: planning@oxfordcounty.ca

Dated: Monday, November 16, 2026

Plate 1: Location Map and Existing Zoning
File No. OP 26-16-1, B26-52-1, and ZN 1-26-10 (Ashby)
Pt Lt 18 and Lts 19, 20 & 21, S. of Park St; Church St, James St, George St, Pt Washington St., Blenheim St, Wolverton St, Plan 29, Pt Lts 7 & 8, Conc. 8 (Blenheim), Township of Blandford-Blenheim - 917709 Wolverton Road



Legend

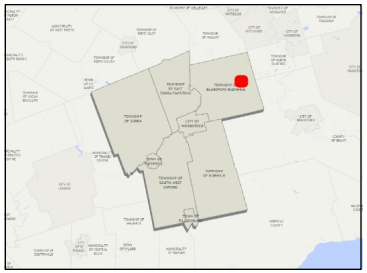
Parcel Lines
- Municipal Boundary
- Property Boundary
- Assessment Boundary
- Road
- Unit

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



0 205 409 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 10, 2026