

Township of Southgate
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September 2nd, 2025

Circulation Agencies
Public residents of Southgate

SUBJECT: Official Plan Amendment No. 9 – Conditional Zoning

I am providing this cover letter with the attached proposed Official Plan Amendment No. 9 to the Township of Southgate Official Plan as additional information to circulation agencies and the public.

Council directed staff, at the May 21, 2025 meeting, to initiate several Official Plan Amendments to help improve the planning process. This included expanding the tools for considering applications – such as conditional zoning.

The proposed Official Plan Amendment would be the first step to enable this *Planning Act* tool. Once available – this would allow Council, when considering a Zoning By-law Amendment, to apply conditions if an amendment is approved. These conditions would be in the text of the Zone applied to the site of the amendment, or via the By-law approving the amendment.

A further amendment to the Zoning By-law to implement Conditional Zoning, once OPA No. 9 comes into force and effect, would be required.

This amendment does not change the circulation of applications to required agencies or any public engagement requirements pursuant to the *Planning Act*. This would provide an additional tool, when considering proposals within the Township.

We look forward to receiving your feedback during the circulation and public meeting.

Sincerely,
Kenneth Melanson, BA, RPP, MCIP
Director of Development Services
Township of Southgate