



OGDEN

PUBLIC NOTICE of consultation to persons wishing to be heard on draft by-law number 2021.05 entitled "By-law 2021.05 amending Zoning By-law 2000-03 in order to add clarifications to the provisions relating to the felling of trees for construction purposes and to amend the provisions relating to wetlands"

In accordance with sections 124 and following of the Act respecting land use planning and development, at a meeting held on October 4, 2021, the Council of the Municipality of Ogden adopted, by resolution, draft by-law number 2021.05 entitled "By-law 2021.05 amending Zoning By-law 2000-03 in order to add clarifications to the provisions relating to the felling of trees for construction purposes as well as to amend the provisions relating to wetlands".

The purpose of this draft by-law is to add clarifications to the provisions relating to the felling of trees for construction purposes in By-law 2000-03, section 51.1 as well as to modify the provisions relating to wetlands in By-law 2000-03, section 41.

DESCRIPTION OF THE PROPOSED BY-LAW

Currently:

For the felling of trees for construction purposes, in section 51.1 of By-law 2000-03 :

Item 1) of the section reads as follows:

(1) In a natural landscape of superior interest :

- The maximum area of cleared area per lot for the main building, septic system and parking entrance is 400 m². For accessory buildings not attached to the main building the maximum cleared area may be another 400 m² .
- The width of the cleared right-of-way for the construction of an access road for automobiles may not exceed 8 m.

For wetlands, in Section 41 of By-law 2000-03:

The first paragraph of the section reads as follows: "The provisions of this section apply in wetlands identified on the attached map as Schedule 1".

The fourth bullet of the section reads as follows: "Within 10 m (32.8 ft.) of the wetland boundary, the rules for the banks of watercourses shall apply. Cultivation of soil for agricultural purposes is permitted provided that a minimum strip of 3 m (9.8 ft.) from the wetland boundary is maintained."

As a result of the amendment:

For the cutting of trees for construction purposes, in Section 51.1 of By-law 2000-03:

Item (1) of the section is replaced with the following:



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1) In a natural landscape of superior interest :

- The maximum area of cleared area per lot for the main building, septic system and parking area is 400 m². For accessory buildings not attached to the main building, the maximum cleared area may be another 400 m² .
- The width of the right-of-way cleared for the construction of an access road for automobiles may not exceed 8 m. This access road shall not be considered in the calculation of the maximum area cleared.
- The total cleared area including the access road and all development on the lot shall not exceed 1000 m².
- For a lot serving an easement for a public utility (electricity, telecommunication or gas pipeline) the right-of-way to be cleared for this easement shall be included in the calculation of the total area cleared.
- On a lot with areas cleared prior to construction where it is demonstrated that it is not feasible to use these areas for construction and development, these areas shall be reforested no later than 6 months after completion of the work. A professionally prepared reforestation plan shall be submitted with the permit application. Reforestation shall be done with native species and shall not include more than 20% shrub species.

For wetlands, in Section 41 of By-law 2000-03:

The first paragraph of the section now reads as follows: "The provisions of this section apply in wetlands identified on the map attached as Schedule 1, appearing on any publicly available map or having been previously identified."

The fourth bullet is replaced with the following: "Within 15 m (32.8 ft.) if the slope is less than 15%, or 20 m (65 ft.) if the slope is equal to or greater than 30%, from the wetland boundary, the rules for the banks of watercourses shall apply. Cultivation of the soil for agricultural purposes is permitted provided that a minimum strip of 3 m (9.8 ft.) is maintained from the wetland boundary."

Notice is hereby given that a consultation period will be held between October 29, 2021 and November 14, 2021 inclusive. An in-person public consultation will be held on November 15, 2021, 6:45 p.m. In view of the sanitary measures in effect, persons interested in attending must register ahead of time.



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Any interested person may be heard by sending their comments by one of the following methods

- By mail: Municipality of Ogden, 70 Ogden Road, Ogden, Quebec J0B 3E3 ;

Or

- by email to: info@munogden.ca.

A copy of the draft by-law is available on the Municipality's website.

Given at Ogden, this 29th day of October 2021.

Vickie Comeau

Director General and Secretary-Treasurer

CERTIFICATE OF PUBLICATION

I, the undersigned Vickie Comeau, Director General and Secretary-Treasurer of the Municipality of Ogden, do hereby certify under oath of office that I published the above public notice on October 29, 2021 by posting a copy in each of the two locations designated by Council.

In witness whereof, I give this certificate this 29th day of October, 2021.

Vickie Comeau

Director General and Secretary-Treasurer