

To: Warden and Council, Municipality of the District of Yarmouth
Submitted by: Madelyn LeMay, LPP, MCIP
Date: August 26, 2026 Council Meeting
Subject: MPS and LUB Map Amendments: Chegoggin Area
Council Public Hearing and Second Reading Report; File 26-13

1.0 LEGISLATIVE AUTHORITY

Municipal Government Act Section 220.

2.0 POSSIBLE MOTION

Following conclusion of the Public Hearing on August 26, should Council wish to complete the proposed amendment, the following motion would be in order:

... that Council amends the designation of the area of Chegoggin now designated Serviced Residential to the Rural Development designation on the Future Land Use Map, and amends the zoning of the same area from Low-Density Residential (LDR) to the Rural Development (RD) Zone on Schedule A, the Zoning Map of the Land Use By-law as shown in Figures 3 and 4 of the May 19, 2026 Options report to PAC.

3.0 BACKGROUND

On May 19, 2026 staff presented a recommendation report to the Planning Advisory Committee (PAC). PAC directed staff to hold a Public Participation Meeting (PPM) regarding Option 1, the potential map amendments.

The PPM was held June 16, 2026 at the Pembroke Hall in Chegoggin. No members of the public attended. The Public Participation Meeting notes are attached as Attachment A.

First Reading was held on July 2, 2026, (Attachment B) and Council passed a motion to hold a public hearing and second reading regarding the proposed amendments.

4.0 NEXT STEPS

Approval Process

Staff Report to PAC



PAC Review and Recommendation – May 19, 2026



Public Participation Meeting: June 16, 2026



Council First Reading – July 2, 2026



Public Hearing August 26, 2026



Council Second Reading



Submission to Province



Notice of Approval on Website

5.0 ATTACHMENTS

Attachment A June 16, 2026 PPM Notes

Attachment B July 2, 2026 First Reading Report

Report Prepared by: Madelyn LeMay, MCIP, LPP

Report Approved by: Victoria Brooks