



Rideau Lakes

1439 County Road 8, Delta, ON K0E 1G0
T. 613.928.2251 | 1.800.928.2250 | F. 613.928.3097
rideaulakes.ca

File Number: A-17-2021

COMMITTEE OF ADJUSTMENT

*Planning Act, R.S.O., c. P.13, s. 45(5)
1994, c. 23, s. 26(1)*

NOTICE OF PUBLIC HEARING RE APPLICATION FOR Minor Variance – s.45(1) ✓ Permission – s.45(2)

NAME OF OWNER(S): WYTENBURG, SANDRA & RENE
LOCATION OF PROPERTY: NORTH CROSBY CON 1 PT LOT 3;RP 28R12731 PART 1
(Civic Address: 143 Sunrise Lane)

PURPOSE: This is an application under Section 45 of the Ontario Planning Act requesting a permission to expand a non-conforming use. The existing 564sqft 1-storey dwelling is currently non-conforming due to the existing distance of 12.8m to the high water mark whereas 30m is required. The applicants are proposing to demolish the existing dwelling and non-complying attached decking to construct a 1440sqft 2-storey dwelling with a complying 360sqft attached deck. The proposed dwelling will continue to be non-conforming with the 30m water setback as the new setback will be 17.37m. The proposed expansions are noted below:

	Existing	Proposed	Total Expansions
Ground Floor Area	564sqft	720sqft	156sqft
Gross Floor Area	564sqft	1440sqft	876sqft
Height	16ft	30ft	14ft

TAKE NOTICE THAT an application under the above file number will be heard by the Committee of Adjustment on the date, and at the time and place shown below, under the authority of Section 45 of the Planning Act.

TAKE NOTICE THAT this property is also subject to a Site Plan Control Application (SP-25-2021) under the authority of Section 41 of the Planning Act where the applicants are proposing to undertake the works as described above.

MEETING DATE: WEDNESDAY, May 12, 2021	TIME: 1:00 p.m.
PLACE: Chantry Municipal Office	CIVIC ADDRESS: 1439 County Road 8

ADDITIONAL INFORMATION – regarding the application is available for public inspection:

DATE: DAILY BY APPOINTMENT	TIME: 9:00 a.m. – 4:30 p.m.
PLACE: Township of Rideau Lakes Municipal Office	PHONE: (613) 928-2251
ADDRESS: 1439 County Road #8 Delta, ON, K0E 1G0	1-800-928-2250

FOR MORE INFORMATION about this matter, including information about appeal rights, contact Brittany Mulhern, Manager of Development Services at bmulhern@rideaulakes.ca or 613-928-2251 ext. 244.

PUBLIC HEARING – You are entitled to participate in the public hearing on your own or you may be represented by counsel or an agent to give evidence about this application. Attendance will be as set out under the “COVID-19 Information” section below; no in-person attendance at this meeting is permitted. Written submissions that relate to an application shall be accepted by the Secretary-Treasurer before the hearing of the application and shall be made available electronically to any interested person for inspection the day of the hearing by contacting the Secretary-Treasurer during regular office hours.

COVID-19 INFORMATION – In an effort to curb possible transmission of COVID-19, the Public Meeting will be live-streamed at <http://video.isilive.ca/rideaulakes/live.html>. You are encouraged to submit the written feedback prior to the scheduled meeting to the Secretary-Treasurer. Additionally, if you wish to provide comments during the live stream on the subject application you are encouraged to do so to planning@rideaulakes.ca.

If you wish to be notified of the Decision of the Committee of Adjustment in respect of this application, you must submit a written request to the Secretary-Treasurer of the Committee of Adjustment at the above noted address. The Local Planning Appeals Tribunal may dismiss an appeal if a person or public body that files an appeal of a decision of the Committee of Adjustment in respect of the proposed variance does not make written submissions to the Committee of Adjustment before a decision is made.

Brittany Mulhern, Secretary Committee of Adjustment

Personal Information contained on this form, collected pursuant to the Planning Act, will be used for the purposes of that Act. Questions should be directed to the Freedom of Information and Privacy Coordinator at the institution conducting the procedures under the Act.