



March 5, 2026

PLANNING ADVISORY & COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

RE: APPLICATION FOR ✓ Minor Variance – s.45(1) Permission – s.45(2)

NAME OF OWNER(S): JASPERS-FAYER, HENRY & VERONIKA
LOCATION OF PROPERTY: SOUTH CROSBY CON 8 PT LOT 16 OPINICON LAKE
Ward of South Crosby

AMENDED NOTICE

PURPOSE: This is an application under Section 45 of the Ontario Planning Act requesting minor variances from the provisions of the Township of Rideau Lakes' Zoning By-law #2023-50 as amended. The applicant has constructed a 55sqm (592sqft) 1.5-storey dwelling (footprint of 41.6sqm (448sqft)), a 13sqm (140sqft) sleeping cabin, a 13.4sqm (144sqft) accessory structure (firewood shelter), and a 3.3sqm (36sqft) outhouse, and installed a grey water septic system. The buildings and structures have already been constructed without proper approvals. **The applicant is proposing to remove the sleeping cabin.** The following variances are requested:

Section:	Relief of:	Minimum Required:	To Allow For:
Section 3.22.1	7m	30m Natural Heritage A	23m Natural Heritage A setback for the proposed dwelling
Section 3.30.2	7m	30m Water Setback	23m water setback for the proposed dwelling
Section 3.22.1	8m	30m Natural Heritage A	22m Natural Heritage A setback for the proposed grey water septic system
Section 3.30.2	8m	30m Water Setback	22m water setback for the proposed grey water septic system
Section 3.22.1	5m	30m Natural Heritage A	25m Natural Heritage A setback for the proposed accessory building
Section 3.30.2	5m	30m Water Setback	25m water setback for the proposed accessory building
Section 3.22.1	6m	30m Natural Heritage A	24m Natural Heritage A setback for the proposed outhouse.
Section 3.30.2	6m	30m Water Setback	24m water setback for the proposed outhouse

TAKE NOTICE THAT an application under the above file number will be heard by the Planning Advisory & 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-51-2025) 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, March 18, 2026	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 by appointment: Monday to Friday from 9:00 a.m. – 4:30 p.m., at the Township of Rideau Lakes Municipal Office, 1439 County Road #8 Delta, ON, K0E 1G0. **FOR MORE INFORMATION** about this matter, including information about appeal rights, contact Tom Fehr, Secretary-Treasurer & Manager of Development Services at 613-928-2251 ext. 236 or by email at developmentmanager@rideaulakes.ca.

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. 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. The Public Meeting will be live streamed at <http://video.isilive.ca/rideaulakes/live.html>. 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 Planning Advisory & 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.

Tom Fehr, Secretary Planning Advisory & Committee of Adjustment

