Rideau Lakes
1439 County Road 8, Delta, ON K0E 1G0
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rideaulakes.ca

File Number: **A-46-2021**

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): **GENGE, NANCY**
LOCATION OF PROPERTY: **NORTH CROSBY CON 4 PT LOT 7;RP 28R14050 PART 1 RP;28R15279 PART 1, Ward of North Crosby**
(Civic Address: 379 Sunnyside Rd)

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 #2005-6 as amended. The applicant is proposing to demolish an existing 112.4sqm 1-storey dwelling to construct a 501.2sqm 1-storey dwelling (including basement, garage, and sunroom) with 30.3sqm of attached, uncovered decking. The following variances are requested:

- **Section 5.2.2** – Relief of 2% from the required 10% maximum lot coverage to allow for a 12% lot coverage.
- **Section 3.28** – Relief of 3% from the required 10% maximum lot coverage within 60m of the high water mark to allow for a 13% lot coverage within 60m of the high water mark.

TAKE NOTICE THAT this property is also subject to a Site Plan Control Application (SP-64-2021) under the authority of Section 41 of the Planning Act where the applicants are proposing to undertake the works as described above, as well as install a new septic system.

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.

MEETING DATE: WEDNESDAY, November 24, 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 by appointment:

DATE: DAILY	**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 Ontario Land 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

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.