

THE TOWNSHIP OF MINDEN HILLS

IN SEASON, EVERY SEASON

COMMITTEE OF ADJUSTMENT - NOTICE OF PUBLIC HEARING APPLICATION FOR MINOR VARIANCE PLMV2018057

TAKE NOTICE THAT the Committee of Adjustment of the Township of Minden Hills will hold a Public Hearing on:

DATE: Monday, September 24, 2018
TIME: 9:30 AM
LOCATION: Municipal Council Chambers
7 Milne Street, Minden, Ontario.

The purpose of the Public Hearing will be to consider a proposed Minor Variance (Application No. PLMV2018057) to the Township of Minden Hills Zoning By-law pursuant to Section 45 of the Planning Act.

Location of the Subject Lands: Part of Lot 12, Concession 12, Geographic Township of Lutterworth; municipally known as 1129 Bedlington Lane; and located on Gull Lake (see Key Map).

Purpose and Effect of the Application: To permit the construction of a 22.3 m² (240sq.ft.) enclosed sunroom addition to the existing dwelling and is to project into the required side yard and maintain the water setback of the dwelling of 15.2m. (50') from the High Water Mark together with the expansion of the existing deck across the front of the expanded building. The variance sought would allow for the new sunroom to project to a distance of 3.4m. (11'12") from the side yard whereas 4.5m. (14'9") is otherwise required, and to allow for the expansion of the existing deck located 12.2m. (40') from the water, whereas no increase would otherwise be permitted.

Input on the above noted application is welcome and encouraged. You can provide your input, either in support or opposition to the proposed minor variance, by making a written submission to the Township or by speaking at the Public Hearing. If you do not attend the Public Hearing, it may proceed in your absence and, except as otherwise provided in the Planning Act, you will not be entitled to any further notice in the proceedings.

To provide input in writing, or to request written notice of the decision, please contact the undersigned or e-mail iclendening@mindenhills.ca. If you do not make a written submission prior to a decision, or make an oral submission at the Public Hearing, and subsequently submit an appeal of the decision, the Local Planning Appeal Tribunal may dismiss the appeal.

Additional information regarding this application is available online at www.mindenhills.ca. A copy of the complete application will be available for public inspection at the Township of Minden Hills Building and Planning Department during normal office hours Monday to Friday 8:30 AM to 4:30 PM

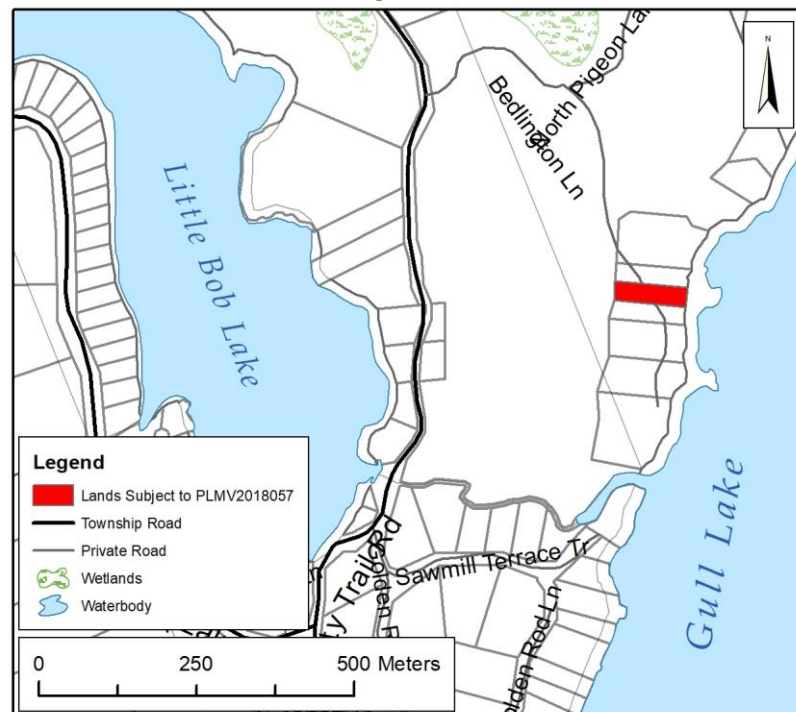
Accessibility: The Township of Minden Hills is committed to providing services as set out in the Accessibility for Ontarians with Disabilities Act, 2005. If you have accessibility needs and require alternative formats or other accommodations, please contact the undersigned.

Privacy Disclosure: As one of the purposes of the Planning Act is to provide for planning processes that are open and accessible, all written submissions, documents, correspondence, e-mails or other communications (including your name and address) form part of the public record and may be disclosed/made available by the Township as deemed appropriate, including anyone requesting such information. Please note that by submitting any of this information, you are providing the Township with your consent to use and disclose this information as part of the planning process.

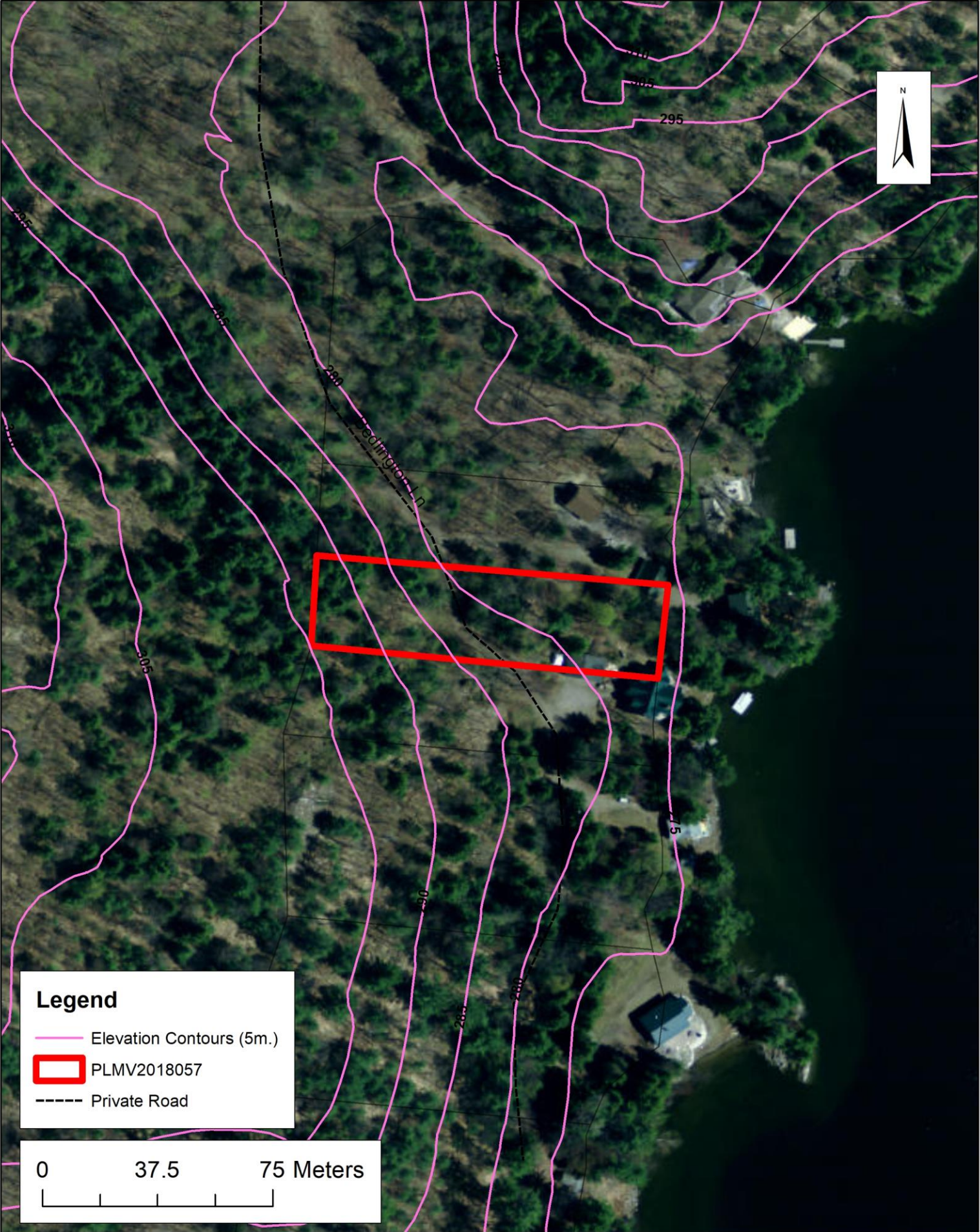
Dated this 13th day of September, 2018.

Ian Clendening, MPI., ACST
Secretary-Treasurer to the Committee of Adjustment
P.O. Box 359, 7 Milne Street, Minden ON., K0M 2K0

Key Map



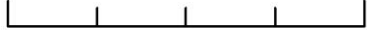
Aerial View



Legend

-  Elevation Contours (5m.)
-  PLMV2018057
-  Private Road

0 37.5 75 Meters



GULL LAKE

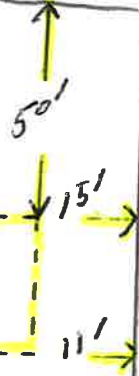
RECEIVED
AUG 22 2018

NEIGHBOR

10859ft²

W
S

COTTAGE
1,500 sqft



1129 BEDDINGTON LN

OWNER: ANTILL

GARAGE 260FT
1120 sqft

444 FT

LOT
LINE

100 FT

PLAN SHOWING

PARTS OF

LOT 12, CONCESSION XII

TOWNSHIP OF LUTTERWORTH

PROVISIONAL COUNTY OF HALIBURTON

SCALE 1"=100'

CON.

XII

XIII

ALLOWANCE FOR ROAD

Lot 13

Lot 12

N23°31'W

3704.5

N23°31'W

N20°36'20"E
1000.0

N84°17'40"W
3000.0

FOUND ROUND IRON BAR
IN STONE MOUND.

N05°42'20"E
1000.0

EXISTING ROAD

50 FT
CENTER

N84°17'40"W
444.0

N84°17'40"W
394.0

N84°17'40"W
574.0



ROAD

FOR

ALLOWANCE

WATER

LAKE

GULL

LEGEND:

IRON TUBES PLANTED ARE SHOWN THUS ---●
BEARINGS ARE ASTRONOMIC AND
ARE DERIVED FROM OBSERVATION

J. B. Trepanier

ONTARIO LAND SURVEYOR

REGISTERED OCTOBER 30 1957

RECEIVED

AUG 22 2018



HIGHLAND DESIGN
Architecture Inc.

HALIBURTON, ONTARIO
C/O: 4815-100th
info@highlanddesign.ca

GENERAL NOTES:
1. ALL DIMENSIONS, CONDITIONS AND OPTIONS ARE TO BE VERIFIED BY OWNER AND CONTRACTOR BEFORE COMMENCEMENT OF WORK.
2. ALL WORK IS TO BE ACCORDING TO THE CANADIAN NATIONAL BUILDING CODE AND ALL APPLICABLE BY-LAWS.
3. ALL MATERIALS AND FINISHES ARE TO BE APPROVED BY HIGHLAND DESIGN ARCHITECTURE INC. PRIOR TO INSTALLATION.
4. ALL WORK IS TO BE ACCORDING TO THE CANADIAN NATIONAL BUILDING CODE AND ALL APPLICABLE BY-LAWS.
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10. ALL WORK IS TO BE ACCORDING TO THE CANADIAN NATIONAL BUILDING CODE AND ALL APPLICABLE BY-LAWS.

NO. OF SHEETS: 1
SHEET NO.: 1

CLIENT INFORMATION:
PROJECT NAME: [REDACTED]
CLIENT: [REDACTED]
ADDRESS: [REDACTED]
CITY: [REDACTED]
PROVINCE: [REDACTED]
POSTAL CODE: [REDACTED]

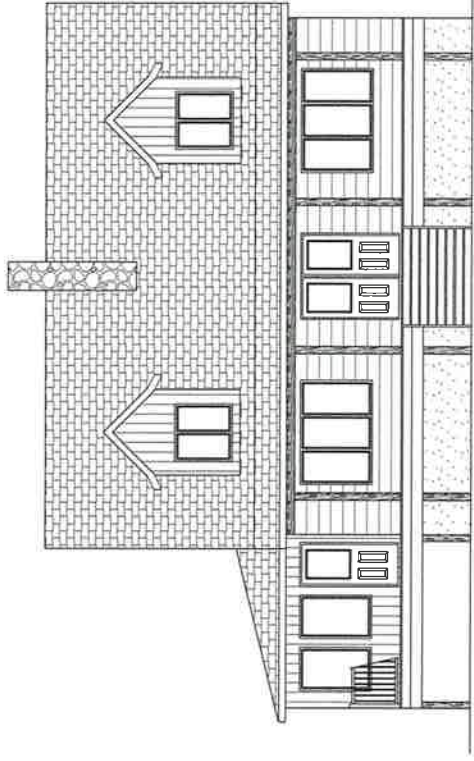
NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMIT	2018-08-22
2	ISSUED FOR PERMIT	2018-08-22
3	ISSUED FOR PERMIT	2018-08-22
4	ISSUED FOR PERMIT	2018-08-22
5	ISSUED FOR PERMIT	2018-08-22
6	ISSUED FOR PERMIT	2018-08-22
7	ISSUED FOR PERMIT	2018-08-22
8	ISSUED FOR PERMIT	2018-08-22
9	ISSUED FOR PERMIT	2018-08-22
10	ISSUED FOR PERMIT	2018-08-22

DESIGN CRITERIA:
FLOOR LOAD: 40 PSF
ROOF LOAD: 20 PSF
WIND LOAD: 90 MPH
SEISMIC LOAD: 0.15g

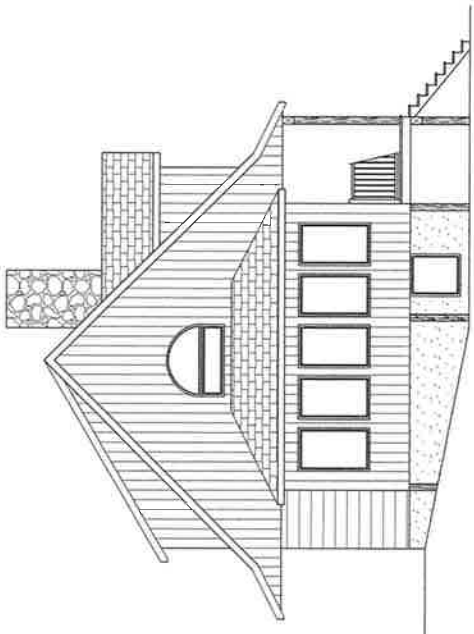
ANTILL
PROJECT TYPE: ADDITION
SITE LOCATION: [REDACTED]
PROJECT NO.: [REDACTED]

SCALE	DATE	BY
1/4" = 1'-0"	AUG 22 2018	[REDACTED]

RECEIVED
AUG 22 2018



1 FRONT ELEVATION
A4



2 LEFT SIDE ELEVATION
A4

