

THE TOWNSHIP OF MINDEN HILLS

IN SEASON, EVERY SEASON

COMMITTEE OF ADJUSTMENT - NOTICE OF PUBLIC HEARING APPLICATION FOR MINOR VARIANCE PLMV2021022

THIS APPLICATION WILL BE HEARD AS AN ELECTRONIC HEARING BY WAY OF A TELECONFERENCE CALL

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

DATE: Monday, May 17, 2021

TIME: 10:30 AM

LOCATION: Due to the physical distancing requirements imposed as a result of the ongoing COVID-19 pandemic, this meeting will be held as an electronic hearing by way of a teleconference call. To participate:

Join the meeting by telephone by dialing either:

1-647-374-4685 OR 1-647-558-0588

Enter Meeting ID 960 5422 0524

Join the meeting using a computer or smart phone at:

www.zoom.us/j/96054220524

Interested parties are encouraged to join 15 minutes ahead of the scheduled start time. For additional information on participating in an electronic hearing contact the Township.

The purpose of the Public Meeting will be to consider a proposed Minor Variance (Application No. PLMV2021022) 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 27, Concession 5, Geographic Township of Lutterworth; municipally known as 8700 Highway 35; and located on Moore Lake (see Key Map).

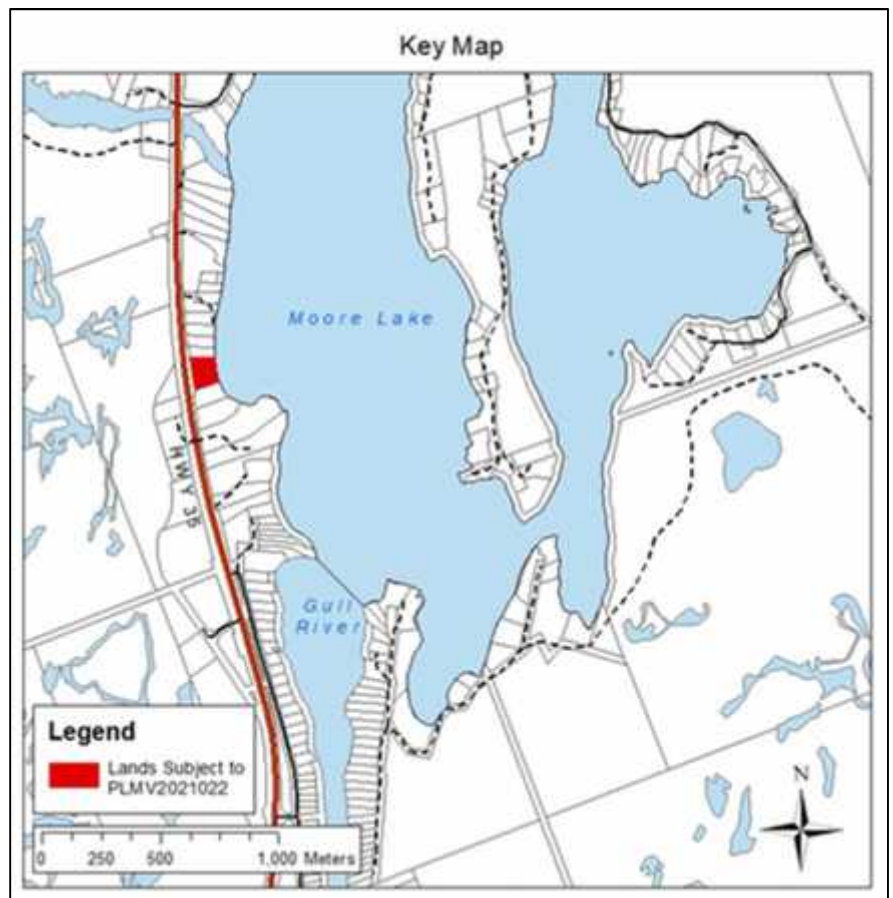
Purpose and Effect of the Application:

To permit the construction of an addition measuring 53.5 m² (576sq.ft.) to the existing 80.3 m² (864sq.ft.), non-complying, dwelling. The variance sought would allow for an 67% increase in size whereas 25% is otherwise the maximum permitted for a non-complying dwelling located 19.8m. (65') from the High Water Mark.

Additional information regarding this application is available online at www.mindenhills.ca/newsroom. A

copy of the complete application will be available for public inspection at the Township of Minden Hills Building and Planning Department by appointment only.

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 adougherty@mindenhills.ca.

Any person or agency who is of the opinion that holding the hearing as an electronic hearing is likely to cause them significant prejudice, may make a submission to the undersigned, and if the Committee is satisfied that holding the hearing as an electronic hearing is likely to cause the party significant prejudice then the hearing will be re-scheduled as an oral hearing. If a person or agency does not make a submission to the Secretary-Treasurer prior to the electronic hearing, and the person or agency does not participate in the hearing in accordance with this Notice, then the Committee may proceed without the party's participation and the party will not be entitled to any further notice in the proceeding.

If you are interested in participating in the hearing you are strongly encouraged to contact the undersigned prior to the meeting date with any questions you may have and/or to provide any material for the Committee's consideration at the hearing.

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.

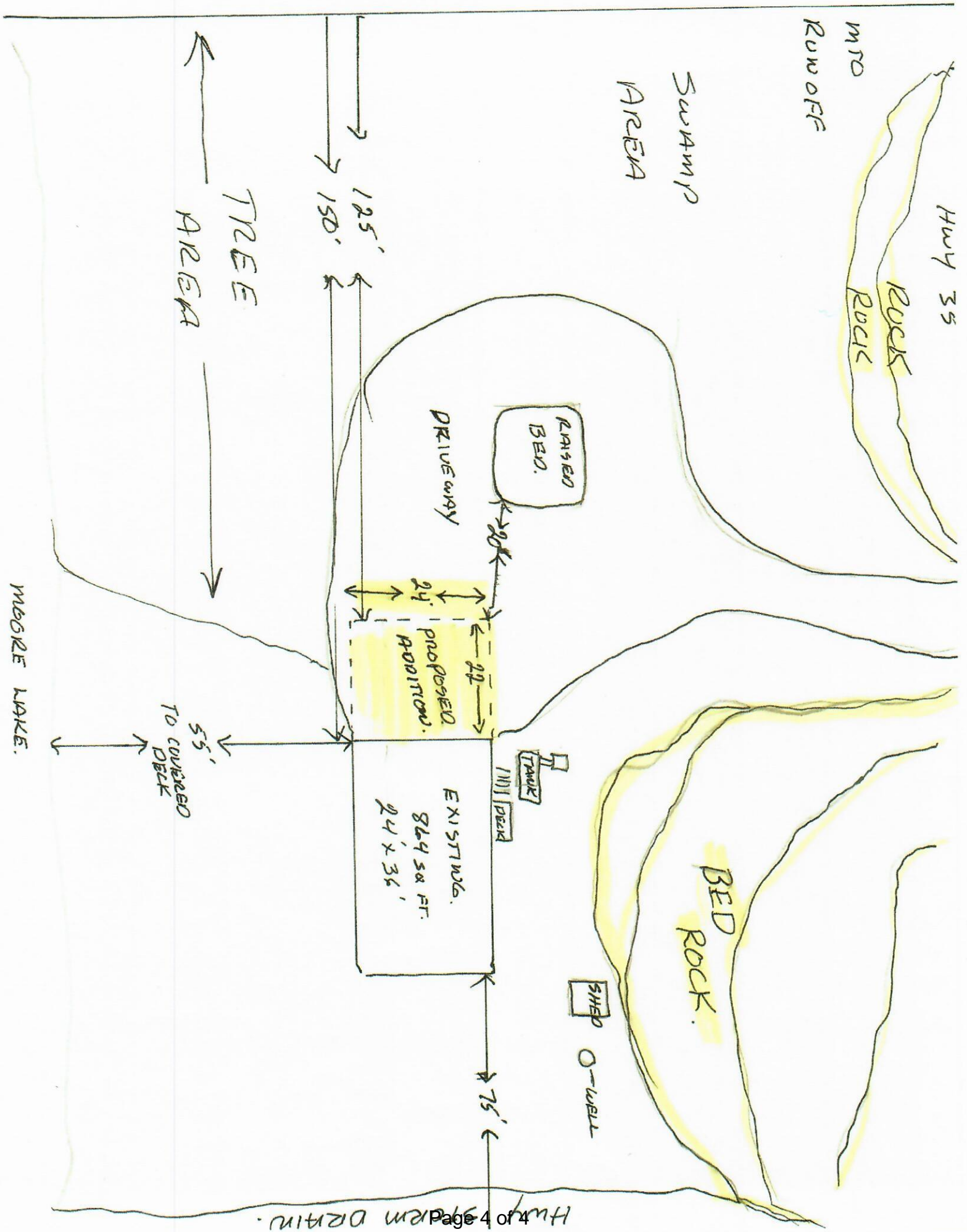
Privacy Disclosure: As one of the purposes of the Planning Act is to provide for planning processes that are open and accessible, all written submissions, documents, correspondence, e-mails or other communications (including your name and address) form part of the public record and may be disclosed/made 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.

Amanda Dougherty, B.A. (Hons.)
adougherty@mindenhills.ca
(705) 742-2297x278
Township Planning Consultant
P.O. Box 359, 7 Milne Street, Minden ON., K0M 2K0

Please note: paper submitted to the Township is being held for three (3) days before opening. If providing comment, please consider making an electronic submission to the e-mail address above, or, make specific reference to the Application Number on the outside of the envelope

Aerial





Hwy 35

ROCK
ROCK

MUD
RUND OFF

Swamp
AREA

TREE
AREA

RAISED
BED.

DRIVEWAY

PROPOSED
ADDITION.

EXISTING
864 SQ. FT.
24' x 36'

TRAILER

SHED
O-WELL

BED
ROCK.

55'
TO COVERED
DECK

MOORE LAKE.