



COMMITTEE OF ADJUSTMENT NOTICE OF HEARING

TAKE NOTICE THAT the Committee of Adjustment of the Town of Penetanguishene will hold an **ELECTRONIC PUBLIC MEETING ON MONDAY, APRIL 24 2023 AT 7:00 P.M.** to hear a Minor Variance application pursuant to Section 45 of the Planning Act, R.S.O. 1990. The electronic Public Meeting will be hosted using the “Zoom” platform for online meetings where the public can participate via video or telephone.

Minor Variance application A3/2023 relates to the lands legally described as Part of Lot 94B on Plan 69 and designated as Part 1 on Plan 51R-40590 in the Town of Penetanguishene and is municipally known as 993 Fuller Avenue (see Location Map attached). The purpose of the application is to permit:

- An accessory building in the front yard having a minimum setback from the front lot line of 88.0 metres, whereas an accessory building or structure is not permitted in a front yard;
- A maximum cumulative lot coverage of 168 square metres for accessory buildings and structures on a lot; and
- A maximum height of 5.8 metres for accessory buildings and structures on a lot.

The effect of the application is to permit the construction of an accessory building (private garage) in the front yard.

ANY PERSON MAY view the meeting or make written or verbal representation either in support of, or in opposition to, the proposed application. Written comments are requested no later than April 19, 2023; however, all comments will be received and considered up until the evening of the meeting. Should you wish to participate please contact Owen Taylor by email at otaylor@penetanguishene.ca or by telephone at 705-549-7453 ext. 251 and instructions will be sent to you with the invitation to the electronic meeting.

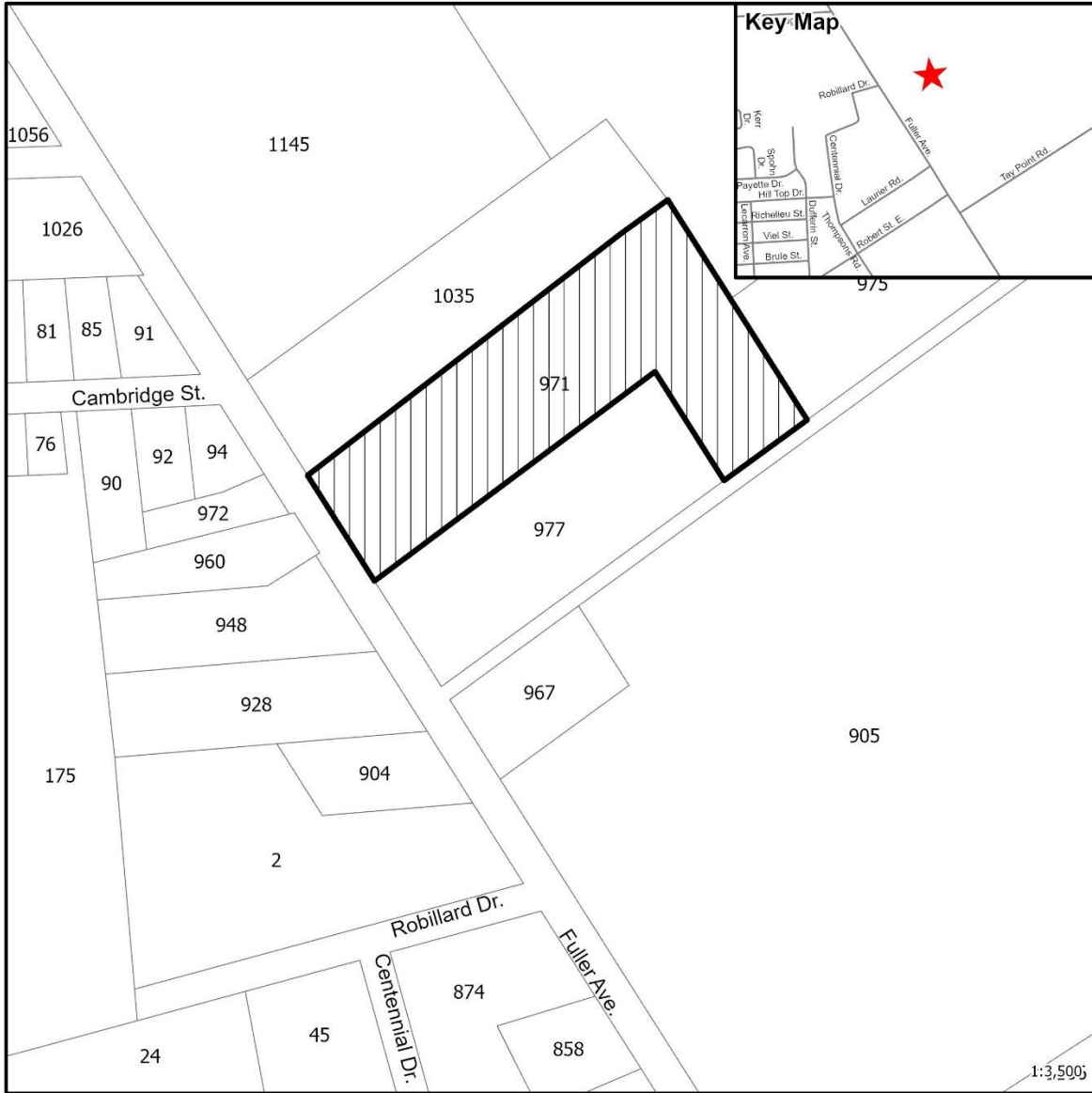
TAKE NOTICE THAT if you do not participate, or do not submit written comments, the committee may proceed in your absence, and you will not be entitled to any further notice of the proceedings. If you wish to be notified of the decision of the committee in respect of the proposed application you must make a written request to the Penetanguishene Committee of Adjustment, P.O. Box 5009, Penetanguishene, Ontario, L9M 2G2. If a person or public body that files an appeal to a decision of the Penetanguishene Committee of Adjustment in respect of the application does not make oral or written submissions to the committee before it makes a decision on this matter, the Ontario Land Tribunal may dismiss the appeal without holding a hearing as provided by the Planning Act. Additional information regarding the application can be obtained by contacting the Town of Penetanguishene at 705-549-7453.

DATED at the Town of Penetanguishene this 6th day of April 2023.

Owen Taylor
Planner

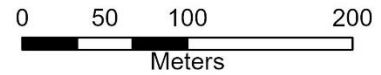


Location Map



Legend

-  Minor Variance A3/2023
993 Fuller Avenue



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