



NOTICE OF HEARING

An Application Has Been Filed With The Committee of Adjustment For The Township of Guelph/Eramosa

The Committee of Adjustment for the Township of Guelph/Eramosa will be holding a public hearing to consider an application under Section 45 of the Planning Act R.S.O., 1990, P.13, as amended.

DATE: Wednesday, January 16, 2019
TIME: 6:00 PM

LOCATION: Township of Guelph/Eramosa, Municipal Building
8348 Wellington Road 124 (at Bruceedale)

APPLICATION NUMBER: A 13/18

Location of 5686 & 5696 WELLINGTON ROAD 7

Property: Part of Lots 25 & 26, Con 3, Div D, Parts 1-3, 61R-6950
Former geographic area of the Township of Guelph
Now in the Township of Guelph/Eramosa

Purpose: The applicant is requesting relief from Zoning By-law 40/2016 relative to:
Section 6.2.5 Minimum Interior Side Yard of 7.5m when abutting a residential use whereas a 2.2m setback is existing to the (church & school) building on the retained parcel; relief from Section 6.2.8.1 Minimum Lot Area of 0.4 ha whereas 0.187 ha is proposed for the severed parcel; and relief from Section 4.2.3.a) Minimum Rear Yard of 0.6m whereas 0.25m rear yard setback is proposed to the accessory structure (shed) on the severed parcel.

In addition, it was identified that a relief is required from Section 6.2.1 Minimum Lot Area of 35 ha whereas 8.1 ha is proposed for the retained parcel; and relief from Section 6.2.2 Minimum Lot Frontage of 120m whereas 80m is proposed.

By-law The applicable portions of the Zoning By-law 40/2016 states as follows:

Requirements: **Section 6.2.5** Minimum Interior Side Yard - Where the **interior side lot line** abuts a Residential Zone or land in **use** for residential purposes, the minimum **interior side yard** width is 7.5 m; **Section 6.2.8.1** Minimum Lot Area – 4,000 m² (0.4ha); **Section 4.2.3.a)** – The minimum interior side yard and minimum rear yard setback shall be 0.6m (2ft); **Section 6.2.1** Minimum Lot Area – 350,000 m² (35 ha); and **Section 6.2.2** Minimum Lot Frontage – 120m.

Request: The above-noted reliefs from Zoning by-law 40/2016 are required for the retained and severed parcel to satisfy a condition of approval made by the County of Wellington Land Division Committee as it applies to Consent Application B94/18.

How Do I Provide Comments?

You may provide your comments, in support or opposition, regarding this application:

In Person.

By appearing at the Public Hearing.

Please advise the Secretary-Treasurer of the Committee of Adjustment of your intention to appear before the Committee.

In Writing.

Filing a written submission.

Written comments on the application may be forwarded in person or by mail to the Secretary-Treasurer of the Committee of Adjustment as indicated below.

How Do I Get More Information?

Information regarding this application is available for inspection as of the date of this notice. For more information about this matter, please contact:

Gaetanne Kruse, Secretary-Treasurer, Committee of Adjustment
Township of Guelph/Eramosa
8348 Wellington Rd 124, P.O. Box 700, Rockwood, ON N0B 2K0
Email: gkruse@get.on.ca Telephone: 519-856-9596 Ext. 112 Fax (519) 856-2240

In Person.

Visit the office of the Secretary-Treasurer of the Committee of Adjustment at the Township of Guelph/Eramosa municipal building, 8348 Wellington Road 124, (at Bruceedale).

By Telephone.

(519) 856-9596 (Ext. 112), between the hours of 8:30 a.m. and 4:30 p.m. Monday to Friday, exclusive of office closures.

How Do I Receive Notification Of The Decision?

You *must* make a written request for Notice of Decision to the Secretary-Treasurer of the Committee of Adjustment (contact information provided above.)

A sketch showing the subject property is provided below.

Gaetanne Kruse
 Gaetanne Kruse, CPT
 Secretary-Treasurer

Dated at the Township of Guelph/Eramosa
 This 19th day of December, 2018

