



TOWN OF Wasaga Beach

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Notice...

COMMITTEE OF ADJUSTMENT FILE NO. B15/22

NOTICE OF PUBLIC HEARING UNDER SECTION 53 OF THE PLANNING ACT R.S.O. 1990, AS AMENDED.

LANDS SUBJECT TO THE APPLICATION: PLAN 966 LOT 35, municipally addressed as 1433 River Road West, Town of Wasaga Beach, County of Simcoe.

PURPOSE AND EFFECT: An application has been submitted by Jim and Christina Dyce, owner of the subject lands. The application proposes to create one (1) new residential building lot, for a total of two (2) residential building lots.

The portion of the property to be severed as shown on the surveyor's sketch as 'Part 1', has a frontage of 18.29 metres (60 ft.) along River Road West, a depth of approximately 31.7 metres (104 ft.) along Silver Birch Avenue and an area of approximately 573.8 square metres (6177 sq. ft.).

The portion of the property to be retained as shown on the surveyor's sketch as 'Part 2' has a frontage of approximately 29.26 metres (96 ft) along Silver Birch Avenue, a depth of approximately 18.29 metres (60 feet) and an area of approximately 533.8 square metres (5,746.4 sq. ft.).

OTHER APPLICATIONS: The land subject to this application for consent is currently the subject of an application for minor variance under file A21/22.

Please note that due to the COVID-19 Pandemic, and in an effort to continue with normal business operations, the Committee of Adjustment will now operate under Phase 2 of the Town's Hybrid Meeting Protocol. Under Phase 2, applicants and public participants of committee are welcome to attend in-person. Virtual meeting participation remains an option via Zoom.

The Committee of Adjustment has appointed **Monday, August 15, 2022 at 1:00 p.m.** in the Council Chambers of the Municipal Office, 30 Lewis Street, Wasaga Beach, Ontario for the purpose of a public meeting in this matter.

How To Participate – Attending the Public Meeting

To participate virtually in this public meeting regarding application(s) B15/22, **you must register in advance by 12:00 p.m. (noon) on Friday, August 12th, 2022.**

To register in advance, please contact the Secretary-Treasurer at planningapplicationnavigator@wasagabeach.com OR (705) 429-3844 ext. 2282 and provide the following information:

- **First and Last Name**
- **Municipal Address**
- **Phone Number**
- **Email Address**
- **The File/Application Number**

You will be contacted by the Secretary-Treasurer with further information regarding the hybrid public meeting once you have registered. You will be given the option to attend the Public Meeting either by: a) audio/video means (i.e., by receiving a hyperlink by email), or b) by audio means only (i.e., by receiving a phone number and conference code).

How to Participate - Making an Oral or Written Submission for the Public Meeting

Participants that attend in-person, may provide signed, written submissions supporting or opposing this application to the Secretary-Treasurer prior to and/or during the Public Meeting.

If you are unable to attend the Public Meeting and you wish to make an oral and/or written submission in advance, you are welcome to do so. The *Planning Act* requires the opportunity for individuals to provide written or oral submissions in regard to the application. If making

KEY MAP showing the general location of the lands subject to this application.



an oral and/or written submission in advance, **please make your submission(s) by no later than 12:00 p.m. (noon) on Friday, August 12th, 2022.**

- Written submissions will be accepted via the drop-box in-front of Town Hall, 30 Lewis Street, Wasaga Beach Ontario, OR, may be sent by email to the Secretary-Treasurer planningapplicationnavigator@wasagabeach.com.
- Oral submissions will be accepted by telephone, by leaving a voicemail message. To make an oral submission, please call (705) 429-3844 ext. 2282 and leave a voicemail message when prompted. In your voicemail message, please provide your:
 - o **First and Last Names,**
 - o **Municipal Address,**
 - o **Phone Number,**
 - o **File/Application Number in question, and**
 - o **Your oral submission/comments on the proposal.**
- Oral submissions left by voicemail message will be summarized and read aloud by the Secretary-Treasurer.

NOTE: If a person or public body that files an appeal of a decision of Town of Wasaga Beach Committee of Adjustment in respect of the proposed consent does not make written submissions to Town of Wasaga Beach Committee of Adjustment before it gives or refuses to give a provisional consent, the Local Planning Appeal Tribunal may dismiss the appeal.

If you wish to be notified of the decision of Town of Wasaga Beach Committee of Adjustment in respect of the proposed consent, you must make a written request to the Secretary Treasurer, Town of Wasaga Beach Committee of Adjustment.

For more information about this matter contact the Secretary Treasurer, Town of Wasaga Beach Committee of Adjustment.

INFORMATION AVAILABLE: For further information regarding the hybrid public meeting or for more information on how to register in advance, you may attend the Planning Department, located in the Town of Wasaga Beach Municipal Offices at 30 Lewis Street, Wasaga Beach, Ontario, during regular business hours (8:30 a.m. – 4:30 p.m.) or contact the Secretary-Treasurer at (705) 429-3844 ext. 2282. This notice is also available for viewing on the Town of Wasaga Beach website at <https://www.wasagabeach.com/Pages/Public-Notices.aspx>

DATED this 28th day of July, 2022

Secretary-Treasurer, Committee of Adjustment, Town of Wasaga Beach

