



# PORT COLBORNE

• PLANNING AND DEVELOPMENT DEPARTMENT •

CITY OF PORT COLBORNE  
COMMITTEE OF ADJUSTMENT  
66 Charlotte Street  
Port Colborne, ON L3K 3C8

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING APPLICATION FOR CONSENT

APPLICATION NO. B04-22-PC

**IN THE MATTER OF** the Planning Act, R.S.O., 1990, c.P.13, Section 53(1).

**AND IN THE MATTER OF** the lands legally known as Lot 19 Concession 2, in the City of Port Colborne, Regional Municipality of Niagara, located in the Agricultural and Agricultural Residential zone, municipally known as 1305 Highway 3 East.

**AND IN THE MATTER OF AN APPLICATION** by the agent Paul Fehrman, on behalf of the owner David Crawford, for a lot boundary adjustment under section 53 (1) of the Planning Act R.S.O 1990 C.P 13, so as to permit the conveyance of Part 2 having a lot frontage of 32.21m and a lot area of 1.054ha for a proposed lot addition to the abutting Part 3. Part 1 will retain a lot frontage of 67.50m on Highway 3 with a lot area of 5997m<sup>2</sup> for a continued agricultural use. A sketch of the subject lands is shown on the reverse side of this notice.

**PLEASE TAKE NOTICE** that this application will be heard virtually by the Committee of Adjustment as shown below:

**DATE:** February 9<sup>th</sup>, 2022

**TIME:** 6:00 P.M.

**LOCATION:** Virtually via Zoom

**66 Charlotte Street, Port Colborne, Ontario**

Additional information regarding this application will be available for public inspection by appointment in the office of the Planning and Development Department, during the hours of 8:30 a.m. to 4:30 p.m., Monday to Friday, by telephone at 905-835-2900, Ext. 205 or email at [chris.roome@portcolborne.ca](mailto:chris.roome@portcolborne.ca)

**PUBLIC HEARING:** You are entitled to participate and express your views about this application or you may be represented by counsel for that purpose. The Planning Division's report may be available for public inspection by **February 4<sup>th</sup>, 2022.**

**NOTE:** If you are receiving this notice as the owner of land that contains multiple residential units, please post this in a location that is visible to all tenants.

### Electronic Hearing Procedures

#### How to get involved in the Virtual Hearing

To prevent the spread of COVID-19, the Committee of Adjustment meeting will be held virtually, with the meeting live-streamed on the City's YouTube channel at <https://www.youtube.com/watch?v=CfWWAysGOdE>.

Anyone wishing to participate in the meeting is asked to submit a written submission that will be circulated to Committee members prior to the meeting. If anyone wishes to virtually participate in the meeting they must pre-register with the Secretary-Treasurer. **Written submissions and virtual participation requests must be received by noon on Tuesday February 8<sup>th</sup>, 2022,** by emailing [Chris.Roome@portcolborne.ca](mailto:Chris.Roome@portcolborne.ca) or calling (905) 835-2901 ext. 205. Written submissions can also be submitted to the mail slot in the front-left of City Hall, 66 Charlotte Street.

If you have any questions about the submission process or would like to explore alternative submission methods, please email [Chris.Roome@portcolborne.ca](mailto:Chris.Roome@portcolborne.ca) or call (905) 835-2901 ext. 205.

The owner or agent must be present virtually at the Hearing. If you do not attend the Hearing, the Committee may adjourn the file or proceed in your absence and make a decision.

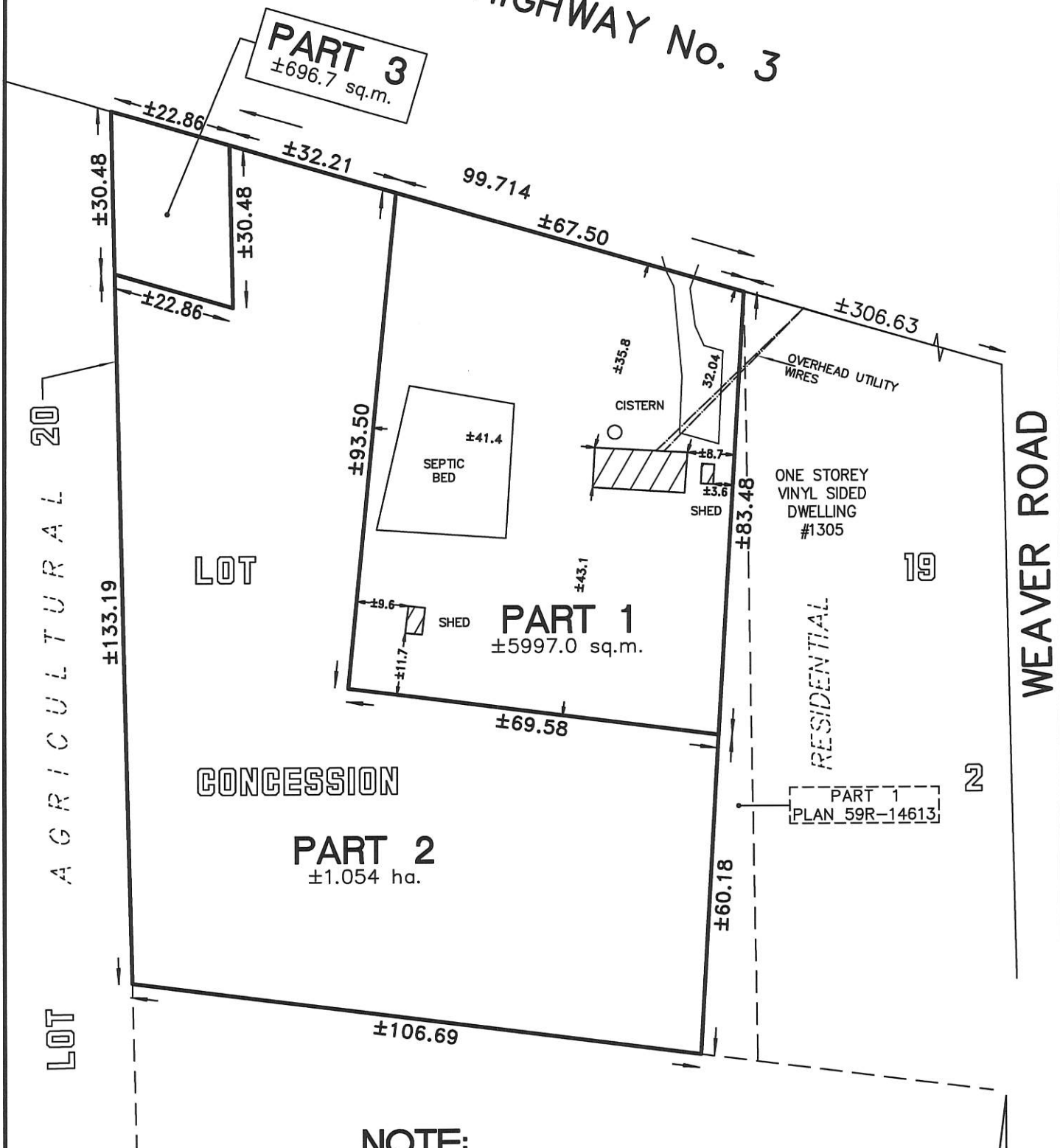
**NOTE:** If you wish to be notified of the decision of the Committee with respect to this application, you must submit a written request to the Committee of Adjustment. This will also entitle you to be advised of a possible Ontario Land Tribunal hearing if the decision of the Committee is appealed.

By order of the Committee of Adjustment,

Chris Roome, BURPI  
Secretary-Treasurer  
Date of Mailing: January 24th, 2022

SKETCH PREPARED FOR SEVERANCE APPLICATION  
 THIS IS NOT A PLAN OF SURVEY AND SHALL NOT BE USED FOR ANY PURPOSE OTHER THAN  
 CURRENT SEVERANCE APPLICATION. © THIS SKETCH IS PROTECTED BY COPYRIGHT.

# THE KING'S HIGHWAY No. 3



**NOTE:**  
 PART 2 AND PART 3 TO MERGE.

DWELLING AREA: ±129.1 sq.m.  
 ACCESSORY BUILDING AREA: ±24.3 sq.m.

**VOID**

IF USED FOR ANY OTHER  
 PURPOSE THAN THIS  
 CURRENT SEVERANCE  
 APPLICATION

PRELIMINARY  
 ONLY

OCT. 28, 2021  
 DATE

MARK GILMORE  
 Ontario Land Surveyor

BLANTHIER & GILMORE SURVEYING LTD.  
 173 CLARENCE ST. PORT COLBORNE, ONT. (905) 835-5477

SKETCH OF PROPOSED SEVERANCE  
 PART OF LOT 19  
 CONCESSION 2

GEOGRAPHIC TOWNSHIP OF HUMBERSTONE, NOW IN THE  
 CITY OF PORT COLBORNE  
 REGIONAL MUNICIPALITY OF NIAGARA

DRAWN BY: CM  
 SCALE: 1:1000

CHECKED BY: DM  
 SURVEY 22-615