



PORT COLBORNE

DEVELOPMENT AND GOVERNMENT RELATIONS DEPARTMENT

COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

Minor Variance Application

File No. A20-24-PC

IN THE MATTER OF the *Planning Act, R.S.O., 1990, c.P.13*, as amended, and section 2.8.1 (a) (ii) of the City of Port Colborne Zoning By-law 6575/30/18, as amended;

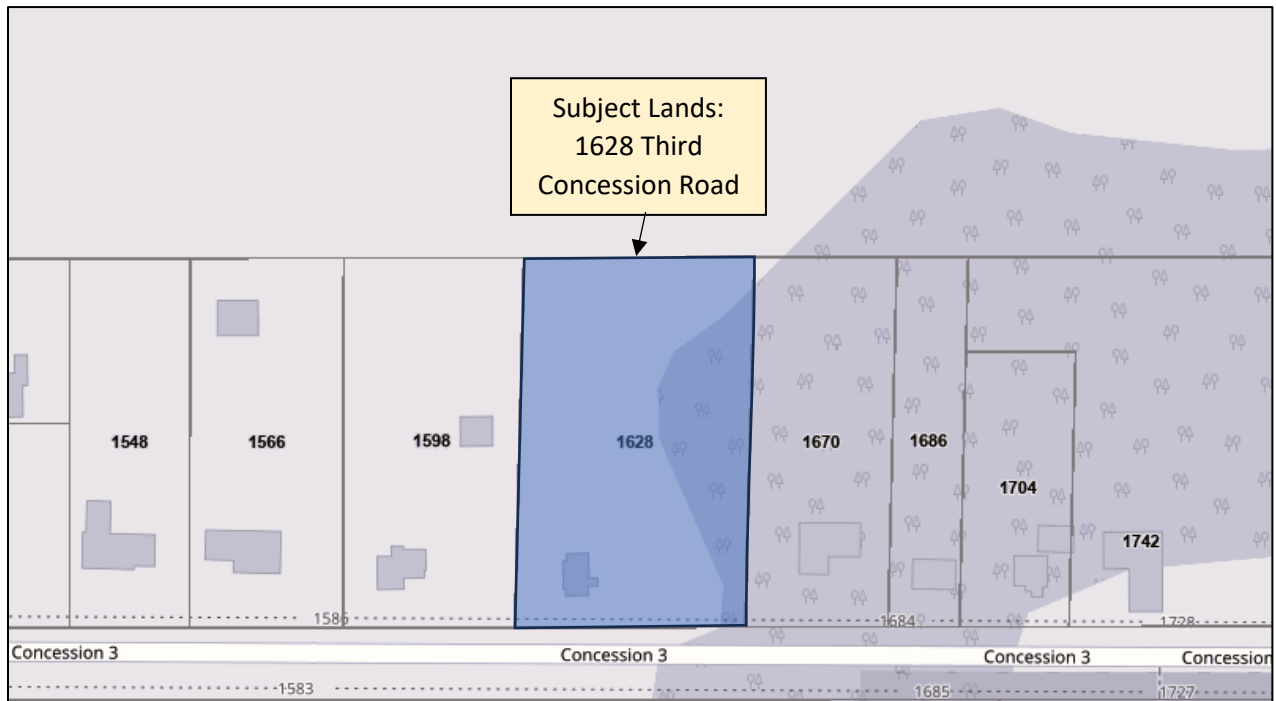
AND IN THE MATTER OF the lands legally known as Concession 4, Part of Lot 18, in the City of Port Colborne, located in the Hamlet Residential (HR) zone, municipally known as 1628 Third Concession Road;

AND IN THE MATTER OF AN APPLICATION by the agent Isaac Adams, on behalf of the owners Emily and Andrew Brondes, for relief from the provisions of Zoning by-law 6575/30/18, as amended, under section 45 of the *Planning Act, R.S.O 1990 c.P.13*, to permit an increase in the height of an accessory dwelling unit, notwithstanding the following:

1. That an accessory building height of 7.1m be permitted whereas a maximum of 6m is required.

Explanatory Relief from the Zoning By-law: The applicant is requesting to permit an increased height of the accessory dwelling unit located on the property. Due to the proposed increase in the maximum permitted height of an accessory structure, a minor variance is required. A sketch of the site plan is shown on the reverse side of this notice. A higher resolution PDF version of this sketch can be found on the City's website.

LOCATION MAP



PLEASE TAKE NOTICE that this application will be heard in-person and virtually by the Committee of Adjustment as shown below:

Date: September 11, 2024
Time: 6:00 p.m.
Location: 66 Charlotte Street – Third Floor Council Chambers and Virtually via Zoom

Additional information regarding this application is available for public inspection. An appointment can be scheduled in the office of the Planning and Development department, Monday to Friday, during the hours of 8:30 A.M. to 4:30 P.M., by telephone at (905)-228-8124 or through email at taya.taraba@portcolborne.ca to view the material.

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 is to be made available for public inspection by **Friday, September 6, 2024**. 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.

