



**COMMITTEE OF ADJUSTMENT
FILE NO. A05/19**

**NOTICE OF PUBLIC HEARING UNDER SECTION 45 OF THE PLANNING ACT R.S.O. 1990,
AS AMENDED.**

LANDS SUBJECT TO THE APPLICATION: An application submitted by Innovative Planning Solutions on behalf of ELM Wasaga Beach (2016) Inc., owner of the property described as Block 49 Plan 51M-1158 located on Shelburne Avenue, Town of Wasaga Beach, County of Simcoe.

Block 49 has a frontage of approximately 112.73 metres (369.8 feet), a depth of approximately 27 metres (89 feet) and an area of approximately 3043 square metres (.75 acres). The application for variance pertains to Unit 49-O located within Block 49. The parcel proposed to support Unit 49-O has a frontage of approximately 9.25 metres (30 feet), a depth of approximately 27 metres (89 feet) and an area of approximately 247.9 square metres (2,268 square feet).



A KEY MAP showing the general location of the lands subject to the application is provided with this notice.

VARIANCE REQUESTED

The applicant requests relief from the Residential Type Three Exception 33 Zone (R3-33), of Zoning By-law 2003-60 as amended from the minimum required exterior side yard setback of 4 metres to 3 metres to facilitate the construction of a townhouse dwelling.

OTHER APPLICATIONS: The land subject to this application for minor variance is currently the subject of application for site plan approval under file SP02/17.

The Committee of Adjustment has appointed **Monday, March 18, 2019, at 4:00 p.m.** in the Classroom of the Municipal Office, 30 Lewis Street, Wasaga Beach, Ontario for the purpose of a public meeting in this matter.

INFORMATION AVAILABLE: For further information, 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 am – 4:30 pm) or contact Tracy Jarratt at (705) 429-3847 ext. 2272. This notice is also available for viewing on the Town of Wasaga Beach website at www.wasagabeach.com.

This is a public hearing and if you are aware of any person interested in or affected by this application who has not received a copy of this notice, it would be appreciated if you would so inform them.

Dated at the Town of Wasaga Beach this 21st day of February, 2019.

Tracy Jarratt
Secretary-Treasurer

Committee of Consent, Town of Wasaga Beach

Administration: (705) 429-3844
Fax: 429-6732
Planning: 429-3847

Building: 429-1120
By-Law: 429-2511
Parks & Rec: 429-3321

Arena: 429-0412
Public Works: 429-2540
Fire Department: 429-5281

