




In the matter of the *Planning Act*, Revised Statutes of Ontario, 1990, Chapter P.13 and; notice is hereby given that an application for minor variance under the file number noted below will be heard by the Committee of Adjustment for the Township of Wainfleet at the date and place shown below.

 Notice of Public Hearing	FILE NUMBER	A11/2024W										
	APPLICANT	Antonio Visca										
	SUBJECT LANDS	11364 Neff Street Plan 755 Lot 89 to 92										
	HEARING DATE	Wednesday July 17, 2024 at 4:00 p.m.										
	LOCATION	Township of Wainfleet Council Chambers 31940 Highway #3, Wainfleet, Ontario										
	PURPOSE OF THE APPLICATION	<p>The subject property is located on the north side of Neff Street, in between Neff Street and Fowler Road. The subject property is zoned Residential Lakeshore – RLS.C20, and contains a single detached dwelling and detached garage.</p> <p>An application for a minor variance has been submitted to request relief from the following provisions of Zoning By-law 034-2014 to permit the construction of an accessory building on the subject property:</p>										
	KEY MAP 											
	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Section of Bylaw</th> <th style="text-align: center;">By-law Requirement</th> <th style="text-align: center;">Application Request</th> </tr> </thead> <tbody> <tr> <td>Section 4.21 Table 2 – Maximum Lot Coverage for Accessory Buildings</td> <td style="text-align: center;">4%</td> <td style="text-align: center;">7.3%</td> </tr> <tr> <td>Section 4.21 Table 2 – Minimum Front Yard Setback</td> <td style="text-align: center;">6m</td> <td style="text-align: center;">1.22m</td> </tr> </tbody> </table>			Section of Bylaw	By-law Requirement	Application Request	Section 4.21 Table 2 – Maximum Lot Coverage for Accessory Buildings	4%	7.3%	Section 4.21 Table 2 – Minimum Front Yard Setback	6m	1.22m
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	<p>PURPOSE OF PUBLIC HEARING</p> <p>This is a public hearing called for the purpose of hearing evidence for, or in opposition to, the above noted application. Anyone wishing to register objections, support or comments concerning this application may present them in writing to the Secretary-Treasurer prior to the hearing and/or at the hearing, or make a verbal presentation at the hearing. If you are aware of any person interested in or affected by this application who has not received a copy of this notice you are asked to inform that person of this hearing.</p>											
 Have Your Say	<p>YOUR INPUT IS ENCOURAGED!</p> <p>The Committee would appreciate receiving your written and/or verbal comments regarding this application. For consideration within the recommendation report and circulation in the comments package, written comments must be received by July 8, 2024. If the Secretary-Treasurer does not receive your comments by this date, it may be presumed you have no objection to the proposal. Should an extension be required, please contact the Secretary-Treasurer. Verbal comments will be received by the Committee at the public hearing. Unless indicated otherwise, personal information and all comments will become part of the public record and may be publicly released.</p>											
	<p>It is recommended that the applicant or authorized agent of the applicant be present at the hearing. Please note that if you do not attend this hearing, the Committee may proceed in your absence and you will not be entitled to any further notice in the proceedings.</p>											



Information

NEED MORE INFORMATION?

Information regarding the application, including copies of submitted drawings and supporting studies, is available on the Township's website at www.wainfleet.ca/coa by clicking on the Committee of Adjustment Notices tab. Any person requiring further information on the application should contact Sarah Ivins, Planner, at 905-899-3463 ext. 225 or planning@wainfleet.ca.

If you require any accommodations to participate in the public hearing or wish to request a copy of the decision of the Committee of Adjustment, please contact David Scott, Secretary – Treasurer at 905-899-3463 ext. 226 or dscott@wainfleet.ca.

Dated this 18th day of June, 2024.

David Scott
Secretary – Treasurer

