

# Committee of Adjustment Notice of Public Hearing

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**Applications for Consent [New Lots and Easements] have been filed with the Committee of Adjustment**

## Application Details

### Location:

816 Woolwich Street

### Proposal:

The applicant is proposing to create two new residential lots (proposed severed Parcels B and C, as shown on the attached plan) with one retained lot (Parcel A). The applicant is also proposing to create various easements for access and parking. The property was recently subject to an application for a Zoning By-law amendment (file OZS19-002) and is currently subject to an application for Site Plan Approval (file SP20-028).

### By-Law Requirements:

The property is located in the Specialized Community Shopping Centre (CC-29) Zone.

### Requests:

The applicant proposes the following as shown on the attached plans:

#### File B-10/21 – Proposed Parts 2 to 5 (severed Parcel B)

- a) Severance of a parcel of land (Parcel B, proposed Parts 2 to 5) to create a lot with frontage along Woolwich Street of 12.4 metres and an area of 21,735 square metres.
- b) Creation of a 1,423.2 square metre easement (proposed Part 3) over a portion of the proposed severed Parcel B for access in favour of the proposed retained Parcel A and proposed severed Parcel C.
- c) Creation of a 961.9 square metre easement (proposed Part 4) over a portion of the proposed severed Parcel B for access in favour of the proposed severed Parcel C.
- d) Creation of a 1,139.6 square metre easement (proposed Part 5) over a portion of the proposed severed Parcel B for access to a parking area in favour of the proposed severed Parcel C.

#### File B-11/21 – Proposed Part 6 (severed Parcel C)

- a) Severance of a parcel of land (Parcel C, proposed Part 6) to create a lot with frontage along Woolwich Street of 96.5 metres and an area of 4,792.6 square metres.

The retained Parcel A (proposed Part 1) is proposed to have a frontage along Woolwich Street of 67.1 metres and an area of 12,631 square metres.

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## Hearing Details

The Committee of Adjustment for the City of Guelph will be holding a public hearing to consider an application under Section 53 of the Planning Act R.S.O. 1990 P.13, as amended.

Date: **Thursday, May 13, 2021**  
Time: **4:00 p.m.**  
Location: **Remote Committee of Adjustment hearing live streamed at [guelph.ca/live](http://guelph.ca/live)**  
Application Number: **B-10/21 and B-11/21**

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If you are the owner of a building that contains 7 or more residential units, please post this notice in a location that is visible to all the residents.

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## Providing Comments

Any person may watch the remote public hearing on [guelph.ca/live](http://guelph.ca/live) and participate by submitting written comments and/or speaking to the application. Alternate meeting formats are available upon request.

You may submit your written comments to the Secretary-Treasurer of the Committee of Adjustment using the contact information listed below. Please include your name, your address, application number or address of the property you are providing comments on, as well as any other relevant information in your submission. Written comments received by **May 6, 2021 at 12:00 p.m.** will be forwarded to the Committee members prior to the hearing. Comments submitted after this date will be provided at the hearing.

If you wish to speak to an application, please email or phone Committee of Adjustment staff no later than **12:00 p.m. on the day of the hearing.** Please indicate your name, phone number and the application number or address of the property you wish to speak to. When we receive your request, we will send you confirmation and instructions for participating in the remote public hearing. Instructions will also be provided during the hearing to ensure those watching the remote public hearing are given the opportunity to speak.

Your comments, including any personal information you provide, will become part of the decision making process of the application and will be posted on the internet. Pursuant to Section 27 of the Municipal Freedom of Information and Protection of Privacy Act, R.S.O. 1990, c.M56, as amended, public feedback to planning proposals is considered a public record and will be disclosed to any individual upon request. For questions regarding the collection, use, and disclosure of personal information please contact the Information and Access Coordinator at [privacy@guelph.ca](mailto:privacy@guelph.ca) or 519-822-1260 extension 2349.

## Additional Information

Agendas and comments related to this application will be available online at [guelph.ca/cofa](http://guelph.ca/cofa). Alternative document formats are available upon request. Additional information related to this application may be obtained by contacting Committee of Adjustment staff between the hours of 8:30 a.m. and 4:30 p.m. (Monday to Friday).

## Notice of the Decision

If you wish to be notified of the decision of the City of Guelph Committee of Adjustment in respect of the proposed consents, you must make a written request to the Secretary-Treasurer of the Committee of Adjustment by way of email or regular mail. The Notice of Decision will also explain the process for appealing a decision to the Local Planning Appeal Tribunal.

If a person or public body that files an appeal of a decision of the Committee of Adjustment in respect to the proposed consents who has not made a written submission to the City of Guelph Committee of Adjustment or a verbal presentation to the Committee before it gives or refuses a provisional consents, the Local Planning Appeal Tribunal may dismiss the appeal.

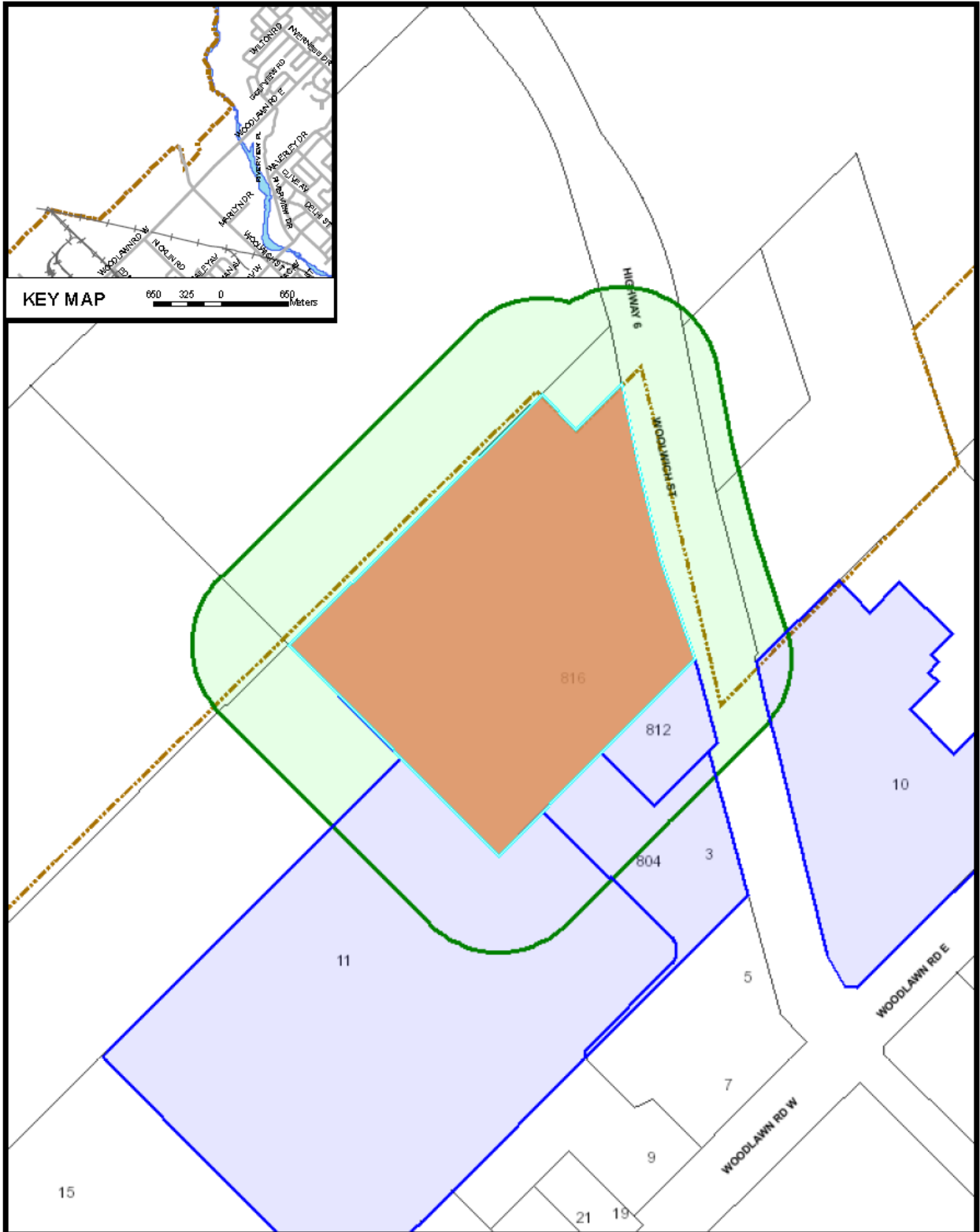
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## Notice Details

Trista Di Lullo, ACST  
Secretary-Treasurer, Committee of Adjustment  
Dated this April 23, 2021.

## Contact Information

**Committee of Adjustment:** City Hall, 1 Carden Street, Guelph ON N1H 3A1  
519-822-1260 Extension 2524 [cofa@guelph.ca](mailto:cofa@guelph.ca)  
TTY: 519-826-9771 [guelph.ca/cofa](http://guelph.ca/cofa)



**KEY MAP** 660 325 0 660 Meters



**816 Woolwich Street (B-10/21 and B-11/21)  
60m Circulation Area**

Produced by the City of Guelph  
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