

Committee of Adjustment Notice of Public Hearing



Applications for Minor Variances have been filed with the Committee of Adjustment

Application Details

Location:

98 Alice Street and 125 Huron Street

Proposal:

The applicants are proposing to maintain the existing church and school buildings and correct an existing error through a lot addition, as well as creating various easements and a right-of-way, through consent files B-1/20 and B-2/20 (see attached pages). Minor variances are required to correct zoning deficiencies resulting from the lot addition.

By-Law Requirements:

The properties are located in the Educational, Spiritual and Other Services (I.1) Zone. Variances from Table 8.2 Rows 2, 5 and 6 of the Zoning By-law (1995)-14864, as amended, are being requested.

The By-law requires:

- a) a minimum lot area of 700 square metres;
- b) a minimum side yard of 6 metres or one-half of the building height, whichever is greater; and
- c) a minimum rear yard of 7.5 metres or one-half of the building height, whichever is greater.

Request:

The applicant is seeking relief from the By-Law requirements to permit, once the lot addition is completed:

File A-5/20 (98 Alice Street)

- a) a minimum lot area of 650.3 square metres;
- b) a minimum side yard setback of 0.65 metres; and
- c) a minimum rear yard setback of 0.84 metres.

File A-6/20 (125 Huron Street)

- a) a minimum side yard setback of 0.8 metres.
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Hearing Details

The Committee of Adjustment for the City of Guelph will be holding a public hearing to consider applications under Section 45 of the Planning Act R.S.O. 1990 P.13, as amended.

Date: **Thursday, January 9, 2020**
Time: **4:00 p.m.**
Location: **Council Chambers, City Hall, 1 Carden Street**
Application Numbers: **A-5/20 and A-6/20**

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.

Providing Comments

Any person may attend the public hearing to provide comments regarding the applications. You may also comment by mail, email, or fax 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 **January 2, 2020 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.

Your comments, including any personal information you provide, will become part of the decision making process of the applications 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 or 519-822-1260, extension 2349.

Additional Information

Agendas and comments related to these applications will be available online by visiting guelph.ca/cofa. Additional information related to these applications may be obtained at City Hall by contacting the Secretary-Treasurer of the Committee of Adjustment, between the hours of 8:30 a.m. and 4:30 p.m. (Monday to Friday).

Notice of the Decision

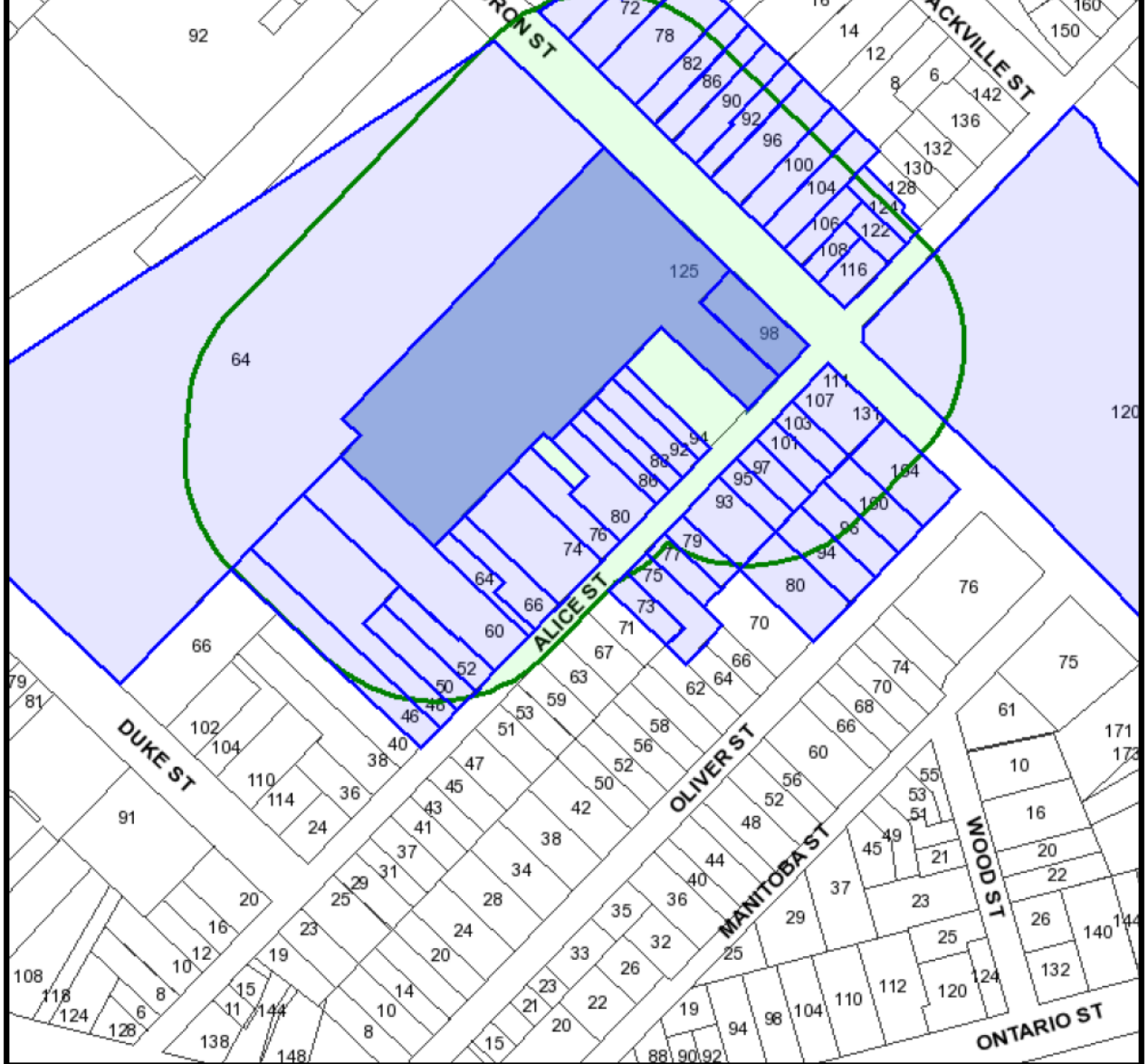
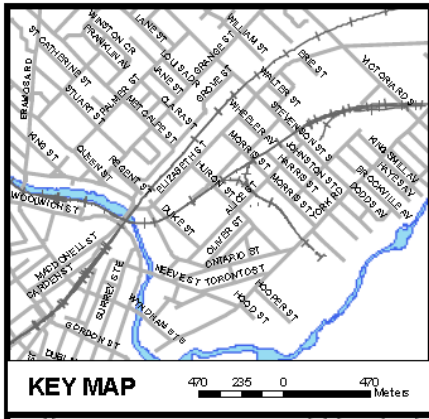
If you wish to be notified of the decision of the City of Guelph Committee of Adjustment in respect of the proposed minor variances, you must make a written request to the Secretary-Treasurer of the Committee of Adjustment. The Notice of Decision will also explain the process for appealing a decision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

Notice Author

Trista Di Lullo, ACST
Secretary-Treasurer, Committee of Adjustment
Dated December 16, 2019.

Contact Information

Committee of Adjustment: City Hall, 1 Carden Street, Guelph ON N1H 3A1
519-822-1260 Extension 2524 cofa@guelph.ca
TTY: 519-826-9771 guelph.ca/cofa
Facsimile: 519-763-1260



**A-5/20 and A-6/20 (98 Alice Street and 125 Huron Street)
60m Circulation Area**

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