

# Committee of Adjustment Notice of Public Hearing



**An Application for Minor Variances has been filed with the Committee of Adjustment**

## **Application Details**

### **Location:**

60 Ontario Street

### **Proposal:**

The applicant is proposing to establish a shared outdoor patio for use by the existing commercial uses located on the subject property.

### **By-Law Requirements:**

The property is located in the Specialized Convenience Commercial (C.1-15) Zone. Variances from Sections 6.1.3.15.1, 4.6.1(i), 4.17.1, 4.17.2.2, 4.17.2.6 and 4.5.1 of Zoning By-law (1995)-14864, as amended, are being requested.

The By-law:

- a) permits certain uses in the C.1-15 Zone, but does not permit a licensed establishment with an outdoor patio;
- b) does not permit any building or structure to be located in the sight line triangle of a corner lot;
- c) permits a maximum capacity of 50% of the indoor licensed capacity, or 70 persons, whichever is less, for an outdoor patio associated with a restaurant or licensed establishment;
- d) permits, where only the rear lot line adjoins a residential zone, an outdoor patio in the front yard or exterior side yard, provided it is a minimum of 3 metres from the street;
- e) permits an outdoor patio within the building envelope of the development on the site; and
- f) permits an accessory building or structure in any yard except a front yard or required exterior side yard.

The property is also located in the Convenience Commercial (CC) Zone. Variances from Table 8.1, and Sections 4.6.1(a), 4.13.1(b), 4.13.1(f) and 4.5.1(b) of Zoning By-law (2023)-20790, as amended, are being requested.

The By-law:

- a) permits a variety of uses in the CC Zone, but does not permit a licensed establishment with an outdoor patio;
- b) does not permit any building or structure to be located in the sight line triangle of a corner lot;
- c) permits, where only the rear lot line adjoins a residential zone, an outdoor patio in the front yard or exterior side yard, provided it is a minimum of 3 metres from the street;
- d) requires an outdoor patio to comply with the building setbacks in the CC Zone; and
- e) permits an accessory building or structure in any yard except a front yard or required exterior side yard.

### **Request:**

The applicant is seeking relief from the requirements of both By-Laws to permit:

- a) a licensed establishment with an associated outdoor patio in the C.1-15 Zone and the CC Zone;
- b) the proposed outdoor patio to be partially located within the site line triangle of the lot;
- c) a maximum capacity of 100% of the indoor capacity [being 20 persons] for the proposed outdoor patio associated with a licensed establishment;
- d) the proposed outdoor patio to be located in the front yard and exterior side yard, a minimum of 1 metre from the street line;

- e) the proposed outdoor patio to be located outside the building envelope and required setbacks on the site; and
  - f) an accessory building or structure (outdoor patio) to be located in the front yard.
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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 45 of the Planning Act R.S.O. 1990 P.13, as amended.

Date: **Thursday, June 8, 2023**  
Time: **4:00 p.m.**  
Location: **[Guelph.ca/live](https://guelph.ca/live) and Council Chambers, City Hall,  
1 Carden Street**  
Application Number: **A-32/23**

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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 public hearing at [guelph.ca/live](https://guelph.ca/live) or in-person and participate by submitting written comments and/or speaking to the application. 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, address, application number or address of the property you are providing comments on, and any other relevant information in your submission. Written comments received by **June 1, 2023 at 12:00 p.m.** will be circulated to the Committee members and included with the staff comments document that is posted online prior to 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. the day before 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 hybrid public hearing. Instructions will also be provided during the hearing to ensure those watching online or in-person will be 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](https://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 minor variance, 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 Ontario Land Tribunal.

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## Notice Details

Trista Di Lullo, ACST

Secretary-Treasurer, Committee of Adjustment

Dated May 23, 2023.

### Contact Information

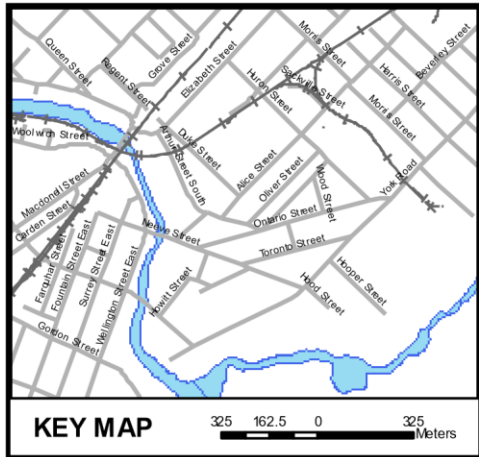
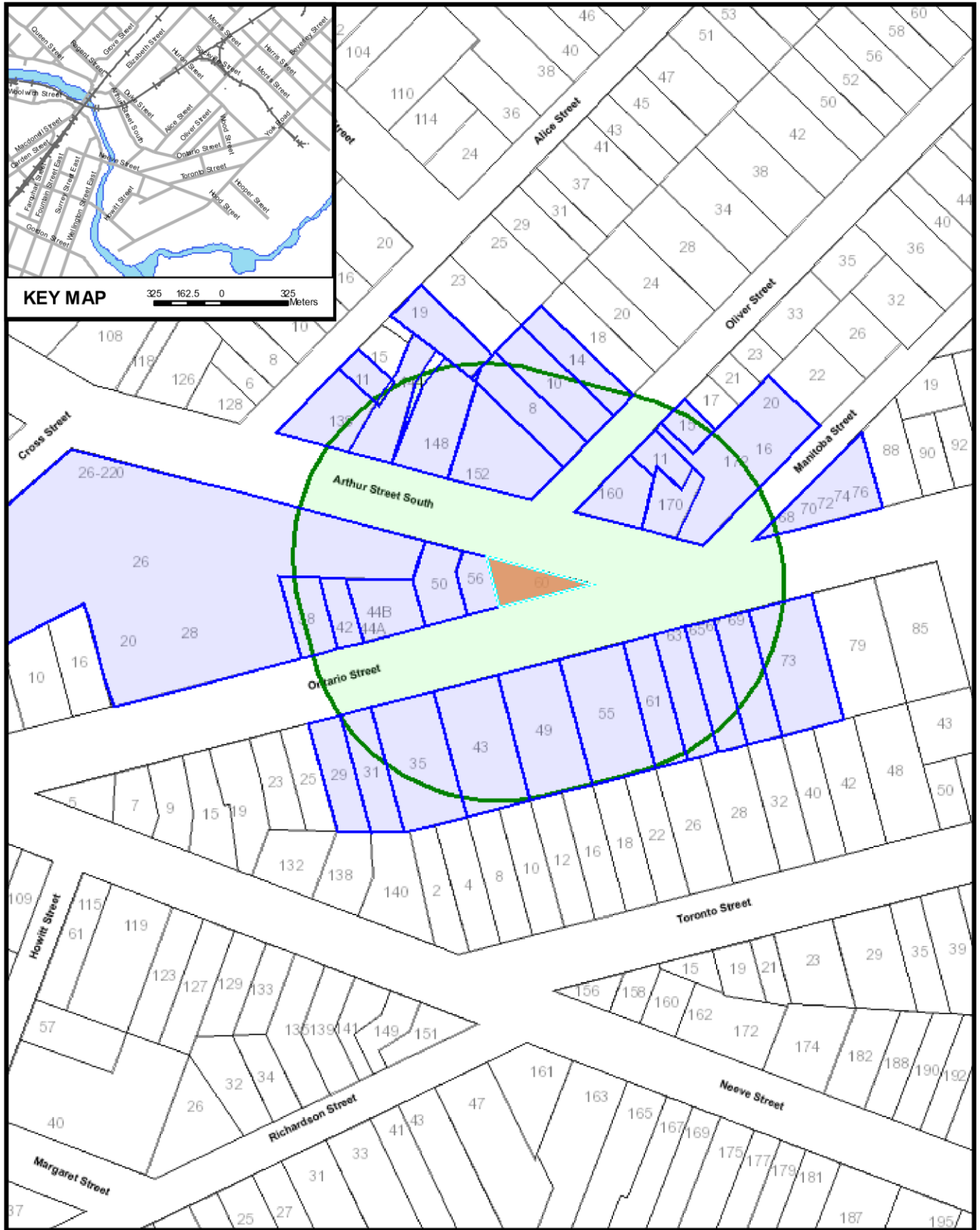
**Committee of Adjustment:** City Hall, 1 Carden Street, Guelph ON N1H 3A1


519-822-1260 Extension 2524

[cofa@guelph.ca](mailto:cofa@guelph.ca)


**TTY:** 519-826-9771


[guelph.ca/cofa](http://guelph.ca/cofa)



 **60 Ontario Street (A-32/23)**  
**60m Circulation Area**

Produced by the City of Guelph  
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