File# A02-2017 Swartz **Date of this Notice: February 28, 2017**

Tax Roll#: 424200001725000

Notice of Public Hearing

Committee of Adjustment

Application for Minor Variance to Town of Thornbury Zoning By-law #10-77

Property Location: 116 Lakeshore Drive (Thornbury)

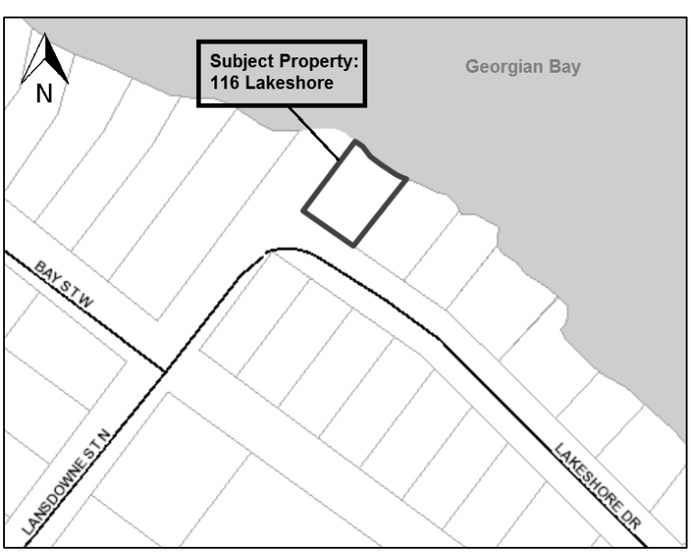
Public Meeting: March 15, 2017 at 4:00 PM
Town Hall, Council Chambers
32 Mill Street, Thornbury, ON

What is being proposed?

The applicant would like to add on to their existing house. The proposed additions would not conform with the required side and front yard setbacks, and the shoreline hazard setback in the zoning by-law. This application also requests a variance to recognize the existing parking situation on the lot. The parking is not changing as part of this proposal. This application requests the following variances:

- West side yard of 2 m, where Section 9.2 e) ii) requires 7.5 m (Zoning By-law considers this a “corner lot”)
- East side yard of 1.26 m, where Section 9.2 e) and 6.8 c) requires 1.5 m (for second storey addition only – matches existing side yard for first storey)
- Parking space length of 4.49 m, where Section 6.9.3.1 requires a parking space to be a minimum length of 5.5 m.
- A setback of 9 m from the 177.9 m GSC (100 year flood line), where Section 6.20 a) requires a setback of 15 m.

The legal description for this property is Plan 533, Lot 24 (formerly the Town of Thornbury), Town of The Blue Mountains.



What happens at the Public Hearing?

The public hearing is your chance to make your views about the proposal known. Information from the public will help the Committee in their decision making process, so make sure to have your say!

Where do I find more information?

Additional information is available during regular office hours in the Planning Division of the Planning & Development Services Department at Town Hall. You may also request a copy of this notice by contacting:

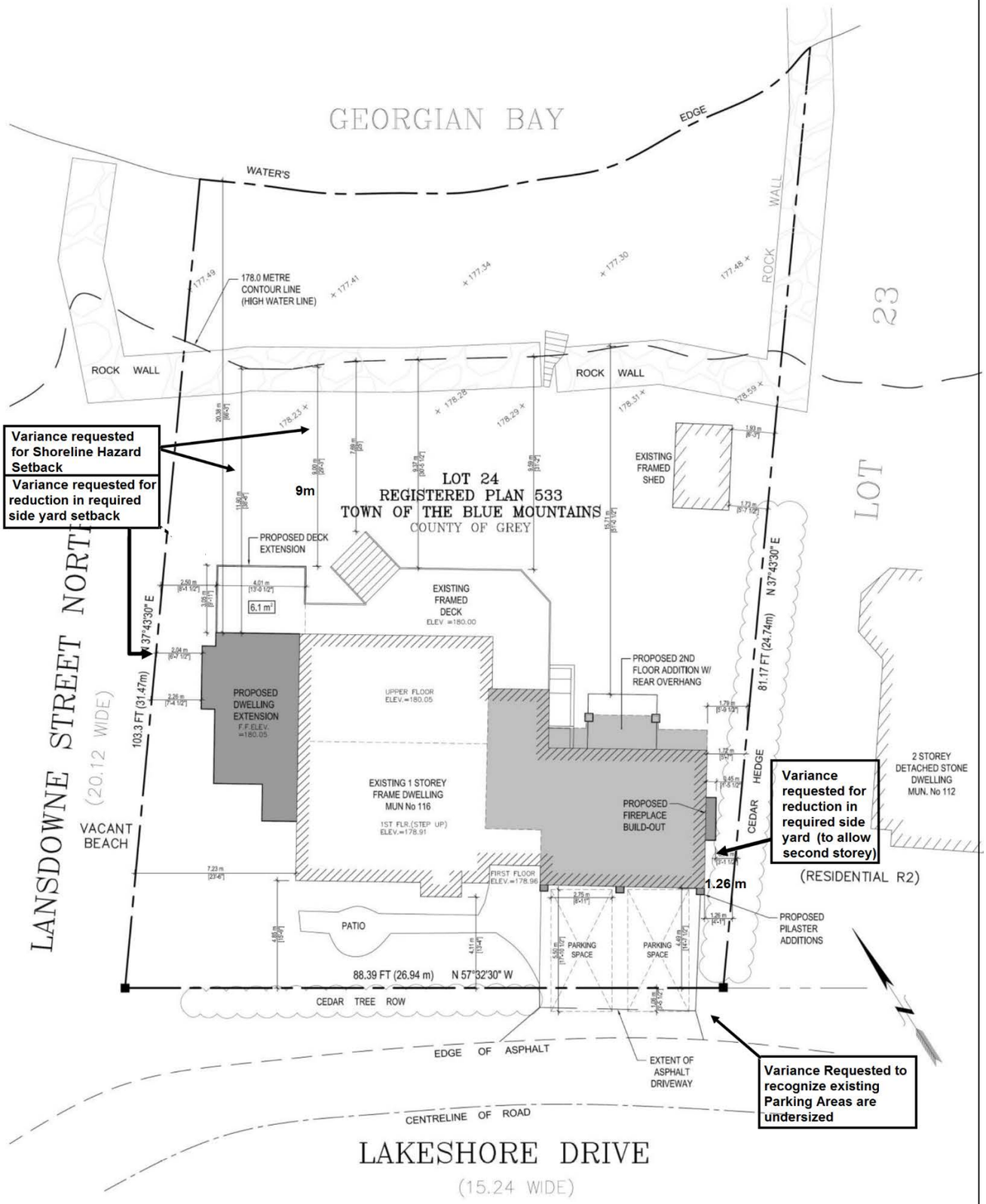
Lori Carscadden
Secretary-Treasurer,
Committee of Adjustment
Town of The Blue Mountains
32 Mill Street, PO Box 310
Thornbury, ON N0H 2P0
Phone: (519) 599-3131 ext.263
Toll Free: (888) 258-6867
Fax: 519-599-7723
Email: lcarscadden@thebluemountains.ca

A note about information you may submit to the Town:

Under the authority of the Municipal Act, 2001 and in accordance with Ontario's Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), all information provided for, or at a Public Meeting, Public Consultation, or other Public Process are considered part of the public record, including resident deputations. This information may be posted on the Town’s website, and/or made available to the public upon request.

Questions? Ask the Planner!

Denise Whaley, MSc, MCIP RPP
Phone: (519) 599-3131 ext. 262 or
Toll Free (888) 258-6867
Email: dwhaley@thebluemountains.ca

This document can be made available in other accessible formats as soon as practicable upon request.

Applicant's Site Plan Sketch