



6648 Road 506 Plevna, Ontario K0H 2M0

Notice of Public Hearing

Application for Minor Variance - File #A04/24

Clause 45(1) of the Planning Act
Section 3, O.Reg. 200/96

Application for Consent File #B08/24

Clause 53(5) of the Planning Act
Section 3, O.Reg. 197/96

Subject Land: Part of Lot 15, Concession 1, Geographic Township of
Barrie (Big Gull Lake)

Applicant(s): Ben Thompson and Greg Thompson

Take Notice: The Township of North Frontenac Committee of Adjustment will hold a public meeting on **June 24, 2024 at 1:00 p.m.** to discuss and hear comments regarding the above-noted applications under the authority of Section 45 and Section 53 of the Planning Act, R.S.O. 1990 as amended. The meeting will be held in person at the Municipal Office in Council Chambers, 6648 Road 506, Plevna, Ontario; or through Electronic Participation.

Application for Consent

Explanation of Purpose and Effect: The Applicants are proposing to create One (1) New Lot with an area of approximately 1.52 hectares and a proposed water frontage on Big Gull Lake of 61 metres

The retained lot will have an approximate area of 3.31 hectares with a proposed water frontage of approximately 167 metres.

Application for Minor Variance

Explanation of Purpose and Effect: The Applicants have also submitted a Minor Variance application (File #A04/24) as the frontage of the proposed lot does not meet the required 77 metres of waterfrontage as per Section 4.4.3 of the Zoning By-law.

Submissions: Written comments on the applications shall be provided to the undersigned before the hearing of the application at the address above or by email to the Clerk/Planning Manager at clerkplanning@northfrontenac.ca

Members of the public are encouraged to submit written comments. Comments shall be made available to any interested person for inspection. If we have not heard from you, we will assume that you have no comments or concerns regarding this matter.

Public Hearing: You are entitled to attend this public hearing in person; or through the use of electronic participation to provide comments regarding the proposed development to the Committee. Representation by counsel or an authorized agent is permitted to give evidence about this application.

To register for Electronic Participation, please visit the Township's Website to find the Zoom Meeting link under "Planning Applications Being Considered"; email Brooke Drechsler at deputyclerk@northfrontenac.ca; or call (613) 479-2231 or 1-800-234-3953 ext. 231.

Notice of Decision: If you wish to be notified of the decision of the Committee in respect of the proposed new lot with reduced waterfrontage, you must make a written request to the undersigned.

Appeal: If a "specified person" or "public body" (as defined in the Planning Act) that files an appeal of a decision of the Committee of Adjustment in respect to the proposed consent or minor variance does not make written submissions to the Committee before it gives or refuses a provisional consent or approves the minor variance; the Ontario Land Tribunal (OLT) may dismiss the appeal.

Additional Information: Additional information regarding the application is available for by contacting the undersigned during regular business hours, Monday to Friday 9:00 am to 4:00 pm.

Notice of Collection: Personal information collected as a result of this public hearing is collected under the authority of the Municipal Act, the Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), the Planning Act, and all other relevant legislation, and will be used to assist in making a decision on this matter. All personal information (as defined by MFIPPA), including (but not limited to) names, addresses, opinions and comments collected will be made available for public disclosure to members of the public, at the meeting, through requests, and through the website of the Corporation of the Township of North Frontenac. Questions regarding the collection, use and disclosure of this personal information may be directed to the undersigned.

Dated at Plevna, Ontario this 21st day of May 2024.

Tara Mieske, Secretary-Treasurer
Township of North Frontenac

Email: clerkplanning@northfrontenac.ca

