



## NOTICE OF VIRTUAL PUBLIC MEETING FOR A MINOR VARIANCE APPLICATION

Pursuant to Section 45 of the *Planning Act* R.S.O. 1990, Ch. P.13.

**TAKE NOTICE** that a **Public Hearing** will be held **virtually via Zoom** on **Wednesday, August 31, 2022, at 6:00 p.m.** to consider a proposed Minor Variance application under Section 45 of the *Planning Act*, R.S.O. 1990, Chapter P.13.

**AND TAKE NOTICE** that the Municipality continues to take steps to limit the transmission of COVID-19 and to protect the health and safety of the public, Committee Members and employees. Therefore, the Public Hearing for this Minor Variance application will be held virtually via the Zoom Platform.

Please be advised that the **Municipality of Mississippi Mills** has received the following Minor Variance application (details below) and an attached map identifies the location of the property and the area subject to this application.

<b>File Number:</b>	A-15-22
<b>Owner/Applicant:</b>	Ehoud Alon and Catherine Clark
<b>Municipal Address:</b>	130 Euphemia Street
<b>Legal Address:</b>	Plan 6262, Lot 211, Cameron Section
<b>Ward:</b>	Almonte
<b>Purpose of the Application:</b>	The subject property is zoned Residential First Density (R1). The applicant is requesting relief from the provisions of Table 6.1 (6) and Section 8.16 (1) e) of Zoning By-law #11-83 to permit a Secondary Dwelling Unit (SDU) measuring 53.5 m <sup>2</sup> in size above an existing accessory structure, thereby creating a structure with a height of 6.1 m and an SDU that measures 63% of the gross floor area (GFA) of the primary dwelling. Specific details of the requested variance are below.
<b>Public Meeting Details:</b>	<b><u>Wednesday, August 31, 2022, at 6:00 p.m.</u></b> <b><u>Virtually via Zoom (Please contact the assigned planner noted below to participate)</u></b>  <b>IF YOU WISH TO SPEAK AT THE VIRTUAL PUBLIC HEARING</b> , before the Committee of Adjustment, please send an email to the assigned planner noted below with the subject line " <b>A-15-22 Registered Speaker Request</b> ". The maximum allotted time per delegation will be 5 minutes.

**IF YOU WISH TO VIEW THE VIRTUAL PUBLIC HEARING ONLY**, please follow this link to the Municipality's web page: [events.mississippimills.ca/council](https://events.mississippimills.ca/council). When the meeting is live, this link will give you viewing privileges only, there will be no opportunity to speak via this link.

**REQUESTED VARIANCE(S) TO ZONING BY-LAW #11-83:**

Section	Zoning Provision	By-law Requirement	Requested
Table 6.1(6)	Maximum Height for an Accessory Building	4.5 m	6.1 m
Section 8.16 (1) e)	GFA of a Secondary Dwelling Unit	No more than 40% of the GFA of the Primary Dwelling	63% of the GFA of the Primary Dwelling

**IF YOU WISH TO BE NOTIFIED** of the decision of the Committee of Adjustment on the proposed Minor Variance application, **you must make a written request to the Municipality of Mississippi Mills, 14 Bridge Street, Almonte, ON K0A 1A0 or by emailing a written request to the assigned planner noted below.**

**IF A PERSON OR PUBLIC BODY** would otherwise have an ability to appeal the decision of the Committee of Adjustment to the Ontario Land Tribunal but the person or public body does not make oral submissions at the virtual public meeting or make written submissions to Municipality of Mississippi Mills before the Minor Variance application is considered, the person or public body is not entitled to appeal the decision.

**AFTER A DECISION** has been made by the Committee of Adjustment, persons wishing to formally register an objection must, regardless of any previous submissions, file with the Secretary Treasurer of the Committee of Adjustment a Notice of Appeal setting out the objection and the reasons in support of the objection accompanied with the appeal fee to the Ontario Land Tribunal.

**IF YOU ARE THE OWNER OF A BUILDING WITH SEVEN (7) OR MORE RESIDENTS**, it is requested that you post this notice in a location visible to all of the residents.

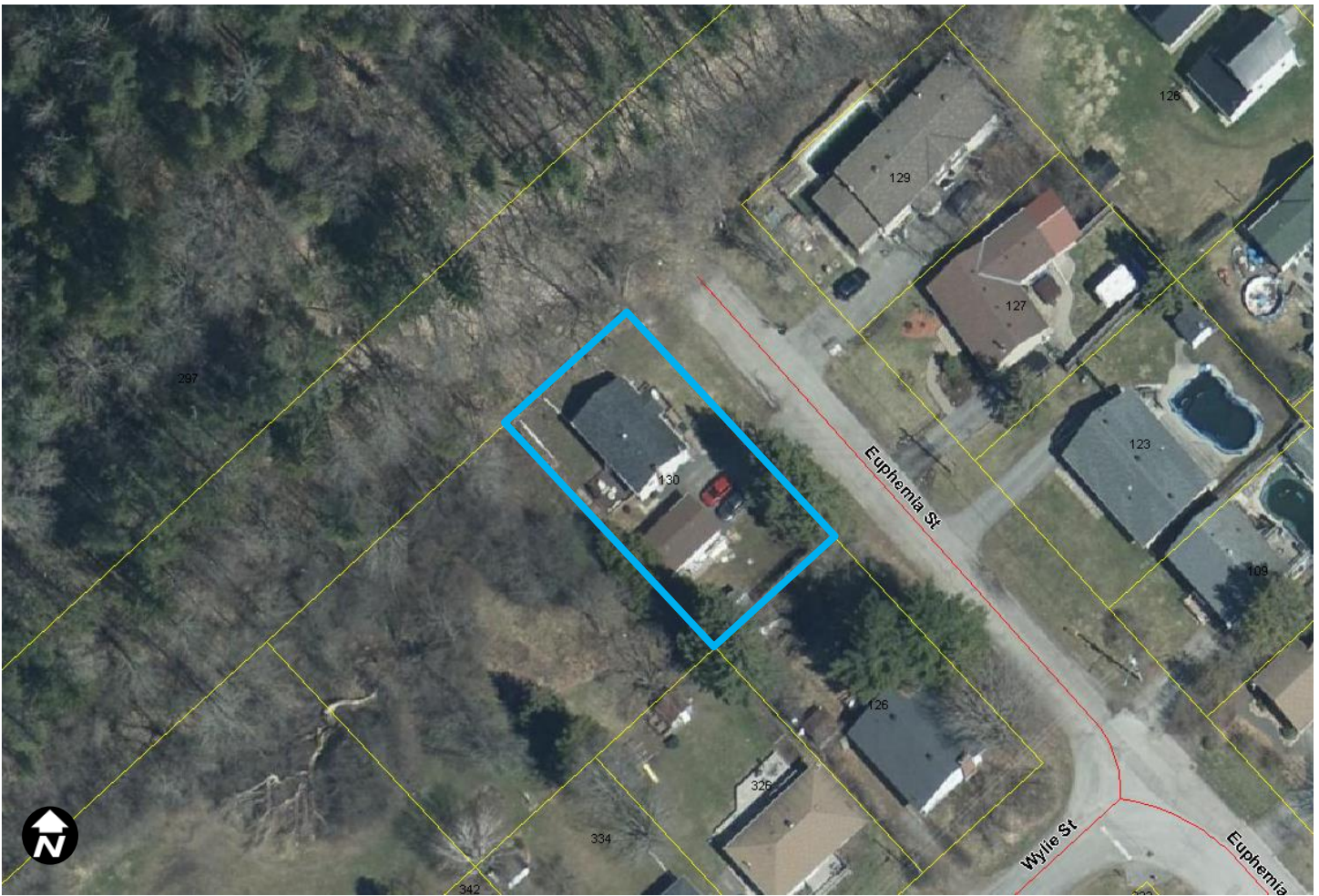
**ADDITIONAL INFORMATION** about this application is available at the Municipality's web page: [mississippimills.ca/modules/news/en](https://mississippimills.ca/modules/news/en). For more information about this matter, including information about appeal rights, contact the assigned planner:

**Jeffrey Ren, Planner**  
 Municipality of Mississippi Mills  
 14 Bridge Street, P.O. Box 400  
 Almonte, ON K0A 1A0  
 613-256-2064 ext. 502  
[jren@mississippimills.ca](mailto:jren@mississippimills.ca)

**Dated August 18, 2022**

# LOCATION MAP

Plan 6262, Lot 211, Cameron Section  
Almonte Ward, Municipality of Mississippi Mills  
Municipally known as 130 Euphemia Street



 Subject Property