

NOTICE OF APPLICATION FOR CONSENT
APPLICATION NO. B04/19
CONCESSION GORE, PT LOT 8, REGISTERED PLAN 11R-3945, PARTS 1-6
Municipally known as **41237 MAJOR LINE** in the
CITY OF ST. THOMAS

TAKE NOTICE that the Committee of Adjustment will hold a Public Meeting on the **12th day of SEPTEMBER, 2019 at 10:00 a.m.** in **Committee Room #415**, Fourth Floor, City Hall, 545 Talbot Street, to consider an application that has been made by **Janet Yates** for a consent pursuant to Section 53 of the Planning Act, 1990 as amended, for lands municipally known as **41237 Major Line**, legally described as **Concession Gore, Pt Lot 8, Registered Plan 11R-3945, Parts 1-6**, in the **CITY OF ST. THOMAS**, as shown on the Key Map below.

The subject lands are within the Residential Development Zone (R7-4) pursuant to the City of St. Thomas Zoning By-Law No. 50-88, as amended.

The applicant is proposing to sever a vacant parcel of land with an area of 4.3 hectares, it is proposed that the lands will be conveyed to the abutting lot to the west (41041 Major Line). The applicant is proposing to retain a lot with 119.1m of frontage on Major Line and an area of 2.6 hectares, containing one single detached dwelling and one shed.

The application has been filed for the purpose of a lot addition. A minor variance application (COA10-2019) has been filed concurrently to bring the retained lot into conformity with the Zoning By-law, as the R7-4 zone provides that the minimum lot area shall be the existing lot area.

Additional Information regarding the application is available for inspection daily, from Monday to Friday, between 9:00 a.m. and 4:00 p.m. at the City Clerk's Office, City Hall, 545 Talbot Street.

Any person or public body may attend the Public Hearing and make representation either in support of, or in opposition to the proposed consent.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed consent, you must submit a written request to the Committee of Adjustment, at the address below.

If a person or public body that files an appeal of the decision of the Committee of Adjustment in respect of the proposed consent does not make written submission to the Committee of Adjustment before it gives or refuses to give a provisional consent, the Local Planning Appeal Tribunal may dismiss the appeal.

This notice can also be viewed on the City's website
http://www.stthomas.ca/living_here/notices_to_residents.

Dated at the City of St. Thomas this 28th day of August, 2019.

Melanie Knapp, Assistant Secretary-Treasurer, Committee of Adjustment, City Clerk's Department,
P.O. Box 520, City Hall, St. Thomas, ON N5P 3V7 Ph: 519-631-1680 ext. 4125

Key Map (Not to Scale):

