

Melanie Knapp
Assistant Secretary - Treasurer



Committee of Adjustment
545 Talbot Street
P.O. Box 520, City Hall
St. Thomas, ON N5P 3V7
Phone: (519) 631-1680 Ext. 4125
Fax: (519) 633-9019
Email: mknapp@stthomas.ca

NOTICE OF APPLICATION FOR A MINOR VARIANCE
APPLICATION NO. A02/16
REGISTERED PLAN 94, BLOCK L, LOT 7
Municipally known as 63 ROSEBERY PLACE in the CITY OF ST. THOMAS

The Committee of Adjustment of the City of St. Thomas will hold a Public Hearing on the **14th day of April, 2016** at **10:00 a.m.** in **Committee Room #309**, Third Floor, City Hall, 545 Talbot Street, to consider this application.

TAKE NOTICE that an application has been made by the owners, **DAN MURRAY AND MAUREEN PRIEM**, for a minor variance pursuant to Section 45(1) of the Planning Act, R.S.O. 1990, as amended, on lands municipally known as **63 ROSEBERY PLACE** in the City of St. Thomas, Ontario:

The subject lands are located within Third Residential Zone (R3) pursuant to the City of St. Thomas Zoning By-Law 50-88, as amended. The applicants, being the owners of the subject lands, have applied for a minor variance from the provisions of Zoning By-Law No. 50-88, as amended. The applicants are requesting the following minor variance:

- (i) To permit an accessory building with a floor area of 65.04m², whereas Table 1 to Subsection 7.4, Item Number 6, and Column 2 of the City of St. Thomas Zoning By-Law 50-88 permits an accessory building with a maximum floor area of 40m².

The applicants are requesting the Committee of Adjustment consider a minor variance application to increase the size of the existing garage (44.6m²) located within the rear yard through the construction of a 3.04m x 6.70m addition (20.44m²). A minor variance is required to permit a floor area of 65.04m², whereas the Zoning By-law permits a maximum floor area of 40m² for an accessory building.

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.

A copy of the decision of the Committee will be sent to the applicant and to each person who appeared in person or by counsel at the hearing and who filed with the Secretary-Treasurer a written request for Notice of Decision.

This notice can also be viewed on the City's website <http://www.stthomas.ca/content/notices-residents>.

Dated at the City of St. Thomas this 30th day of March, 2016.

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