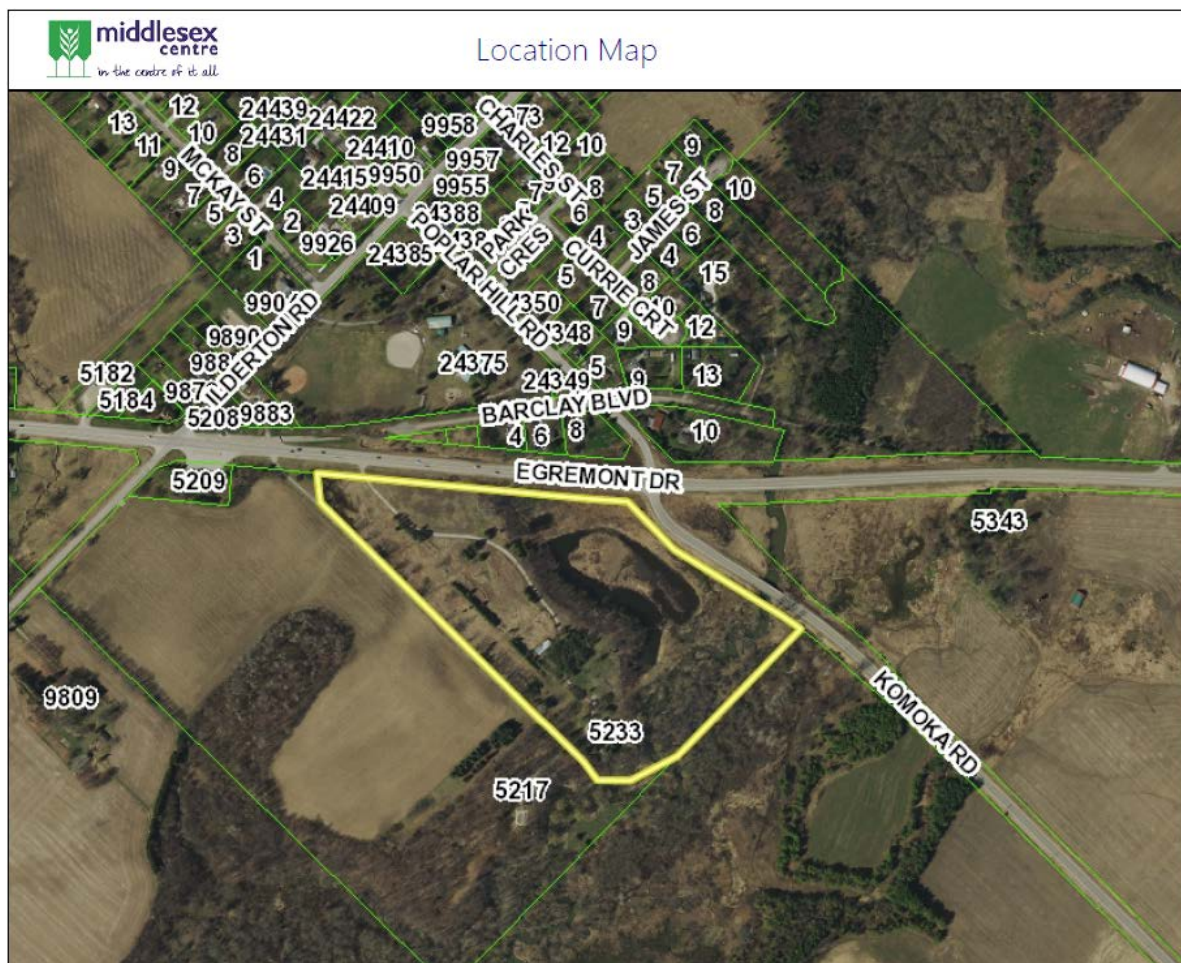


APPLICATION FOR MINOR VARIANCE (A-23/18)

OWNER: Scott and Sarah Campbell
AGENT: George Sinker
LOCATION: 5233 Egremont Drive (County Road 22)
ROLL NO.: 393900003005300

What: The Municipality is seeking input on a development application within 60 metres of your property. The application would consider increasing the maximum size of an accessory building, and locating the accessory building in the exterior side yard. The owner is requesting a maximum size of 511 m² for an accessory building, whereas the Comprehensive Zoning By-law permits a maximum size of 50 m² for an accessory building, in the Existing Use (EU) zone. The property currently contains three accessory buildings for a total of 192.1 m² and a barn which is 138.24 m².

Site: The subject property is located on the west side of Komoka Road (County Road 16) and on the south side of Egremont Drive (County Road 22). The subject property is legally described as Part Lot 4, Concession 8 (geographic Township of Lobo), Municipality of Middlesex Centre.



Public Meeting

Council will hold a public meeting to gather feedback regarding the minor variance application and to consider the proposal. The details are as follows:

Date: Wednesday January 23rd, 2019
Time: 7:00 p.m.
Place: Middlesex Centre Council Chambers at 10227 Ilderton Road in Coldstream

What if I can't attend the future Public Meeting?

You can learn more about the proposed development by contacting the Municipal office, or by visiting the Municipality's website at the below link. You may choose to submit comments via letter or email.

<https://www.middlesexcentre.on.ca/Public/Home.aspx>

What can I expect at the Public Meeting?

The public meeting is an opportunity for members of the public to learn more about the proposed development. Attendees have the opportunity to hear a brief presentation about the development, ask questions, and/or make statements either in favour of, or in opposition to the development.

The public meeting will take place at a Council meeting and the chair will keep the meeting in order and allow the applicant (or their development team), the public, and Council to speak and ask questions.

What is being proposed through the applications?

The purpose and effect of the minor variance application is to seek relief from the Middlesex Centre Comprehensive Zoning By-law 2005-05 as it relates to the maximum size of an accessory building, and the location of the accessory building. The owner is requesting a maximum size of 511 m² for an accessory building, whereas the Comprehensive Zoning By-law permits a maximum size of 50 m² for an accessory building, in the Existing Use (EU) zone. The owner is requesting to construct the accessory building in their exterior side yard, whereas the Comprehensive Zoning By-law does not permit accessory buildings to be erected closer to the exterior side yard than the main building or structure on the lot.

Why is this Public Meeting being held and what are your rights?

Within Ontario, the planning and development process is open and transparent, where opinions from all individuals and groups are welcomed. By law municipalities must hold a public meeting. This meeting is one of your chances to learn about the development proposal and offer your opinions.

Under the legislation governing this development process, which is Sections 45 of the *Planning Act*, you have the following rights:

1. If you do not attend or are not represented at the Hearing, the Committee may proceed in your absence and you will not be entitled to any further notice of the proceedings. Written comments may be submitted to the Secretary-Treasurer prior to the Hearing. Please note that all written material submitted and verbal comments presented will form part of the public record and will be available for full disclosure.
2. Any persons may attend the public meeting and/or make written or verbal representation either in support of or in opposition to the proposed Minor Variance Application
3. If a person or public body does not make oral submissions at a public meeting or make written submissions to the Municipality before the Minor Variance application is approved or refused;
 - a. the person or public body is not entitled to appeal the decisions of the Municipality of Middlesex Centre to the Local Planning Appeal Tribunal,
 - b. the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Board, there are reasonable grounds to do so.
4. If you wish to be notified of the decision of Council of the Municipality of Middlesex

Centre on the proposed zoning by-law amendment, you must make a written request to the Planning Division of the Municipality of Middlesex Centre at 10227 Ilderton Road, RR #2, Ilderton, ON N0M 2A0.

If you have any questions please do not hesitate to contact the planner. For more information about this matter, including information about appeal rights, contact the planner for the Municipality of Middlesex Centre at 519-434-7321 ext. 2282.

Other Planning Act Applications

None.

If you are aware of any persons affected by these applications who have not received a copy of this notice, it would be appreciated if you would so advise them.

DATED at the Municipality of Middlesex Centre this 8th day of January, 2019.

Ann Wright
Clerk
Municipality of Middlesex Centre
10227 Ilderton Road, RR 2
Ilderton, ON N0M 2A0