

COMMITTEE OF ADJUSTMENT

NOTICE OF PUBLIC HEARING FOR THE COMMITTEE OF ADJUSTMENT (MINOR VARIANCE APPLICATION)

Get involved with your input. The Township of West Lincoln Committee of Adjustment will hold a public hearing in accordance with Section 45 of the Planning Act at an accessible facility where the matter below will be considered. The meeting will take place:

DATE: Wednesday, July 24, 2024
TIME: 7:00 p.m.
LOCATION: Council Chambers, 318 Canborough Street Smithville (In Person)

About the application for Minor Variance (Location sketch on back):

A16/2024WL – Gestion Queylus Inc. (John Verdonk Construction Inc., –Agent)

Property Address: 3651 Sixteen Road

A Minor Variance application has been applied for to permit an addition of 911 square metres to the existing winery building on the subject property. The addition is being proposed off of the south west portions of the existing building with a second loading dock which will result in a front yard setback of 15 metres whereas, Table 12 (Part 5) of the Township's Zoning By-Law identifies 20 metres as the minimum setback for a main building within an Agricultural 'A' zone.

Relief is also being requested to permit a second loading dock at the front of the new addition which would be located on the south side of the new addition. However, the Township's Zoning By-Law (3.12.5 *Off-Street Loading Facility Requirements*) identifies a loading space shall not be located within a required yard, front yard or exterior side yard. The second loading dock is being proposed within the required front yard with a front yard setback of 15 metres.

****HOW TO PROVIDE COMMENTS – PLEASE READ****

Any person may attend the meeting and/or provide written or verbal comments on the above noted minor variance. We ask that any written comments be provided by **Monday, July 15th, 2024** to have them included in the Staff's report for the application. Please submit your comments electronically to Stephanie Pouliot, spouliot@westlincoln.ca with the file number for the application or via the Township's dropbox in the back parking lot.

If you submit comments after this date, they may not be included in the Staff's report. The comments will instead be read into the public record during the meeting. Please ensure all comments have been submitted prior to **Wednesday, July 24th at 4:00 p.m.** While residents are encouraged to make written submissions to the Committee, members of the public will also be able to provide verbal comments at Committee of Adjustment meeting.

Any written comments received with regard to this application will constitute part of the public record for this particular file, in accordance with the Planning Act.

Important information about making a submission:

If the applicant, the Minister or a specified person or public body that has an interest in the matter that files an appeal of a decision of the Committee of Adjustment in respect of the proposed severance does not make written submissions to the Committee of Adjustment before it gives or refuses the severance application, the Ontario Land Tribunal may dismiss the appeal.

Planning documents and background material for any application is available during regular office hours by contacting the planning department at 905-957-3346 or planning@westlincoln.ca and making an appointment.

Copies of the Staff Report will be available on Friday, July 19th, 2024, after 4:00 p.m. If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed severance, you must make a written request to:

Stephanie Pouliot, Secretary Treasurer of the Committee of Adjustment
Township of West Lincoln, 318 Canborough Street, Smithville, ON L0R 2A0
spouliot@westlincoln.ca

Dated: July 4th, 2024





Location Map

3651 Sixteen Road

West Lincoln
Your Future Naturally

Legend

-  ZoneBoundary
-  Subject Property

0 25 50 100 Meters