

COMMITTEE OF ADJUSTMENT

NOTICE OF PUBLIC HEARING FOR THE COMMITTEE OF ADJUSTMENT (CONSENT 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 26th, 2023
TIME: 7:00 p.m.
LOCATION: Council Chambers, 318 Canborough Street Smithville (In Person)

About the application for Consent (Location sketch on back):

B04/2023WL – Legion Villa (Agent- Susan Smyth)**Property Address: 161 & 171 Mill Street**

A consent application has been applied for to permit a boundary adjustment where Part 3 (475.5 square metres) and Part 4 (1298.9 square metres) from 161 Mill Street will be added to 171 Mill Street, being Part 1 on the attached sketch. In addition to the boundary adjustment, this consent application is proposing a right-of-way, being Part 6 on the attached sketch to permit a new easement to access 171 Mill Street. After the consent application, 161 Mill Street (Part 5, 7) will retain Part 6 whereas, Part 3 and 4 will be merged with 171 Mill Street. (Please see attached sketch)

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

Any person may attend the meeting and/or provide written or verbal comments on the above noted severance. We ask that any written comments be provided by **July 19th, 2023** 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 26th, 2023 at 4pm**. 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.

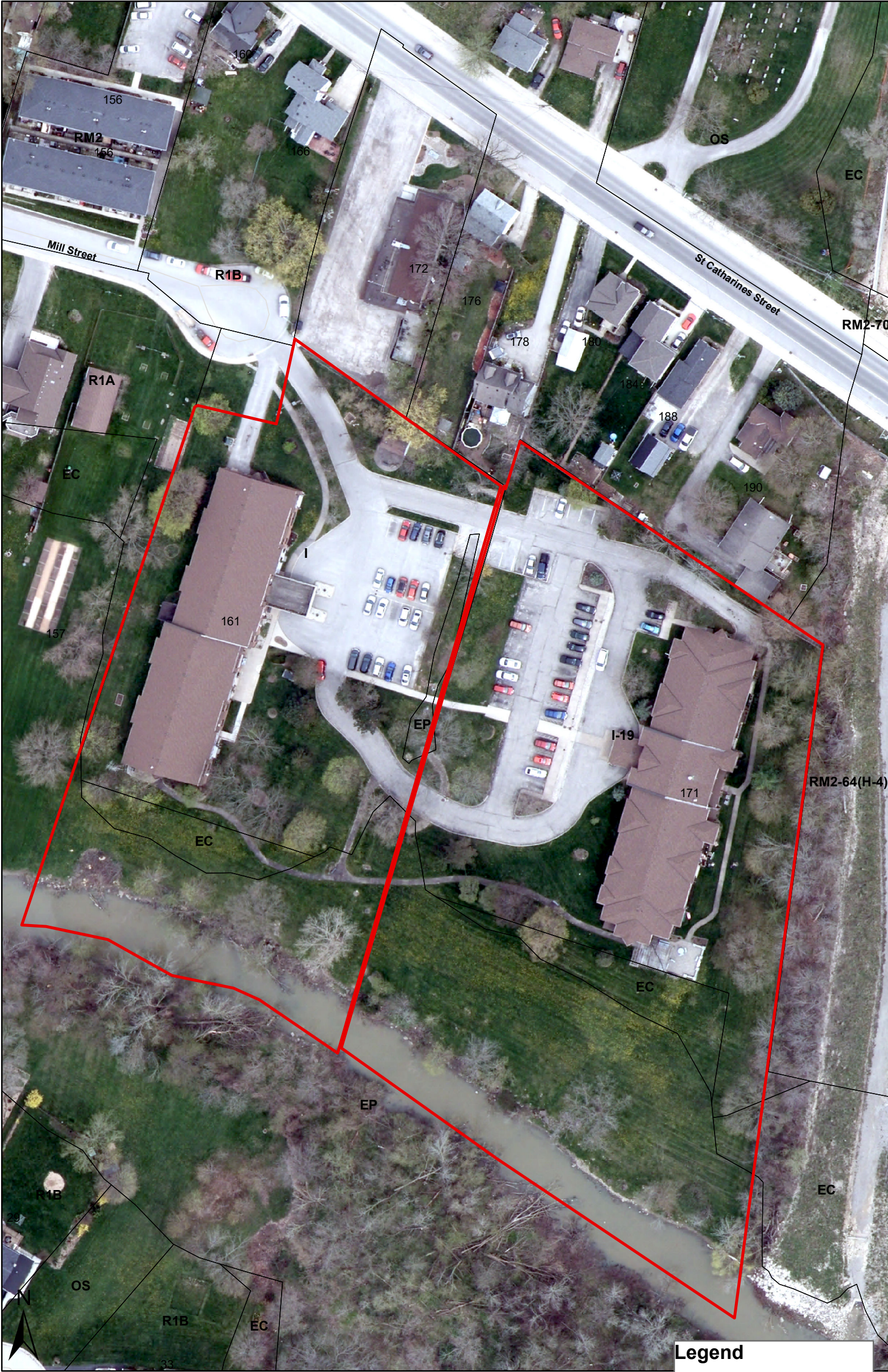
Planning documents and background material for any application is available during regular office hours by contacting the planning department at 905-957-3346 or planning@westlincoln.ca and making an appointment.

Copies of the Staff Report will be available on Friday, July 21st, 2023, after 4 PM.

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 10th, 2023



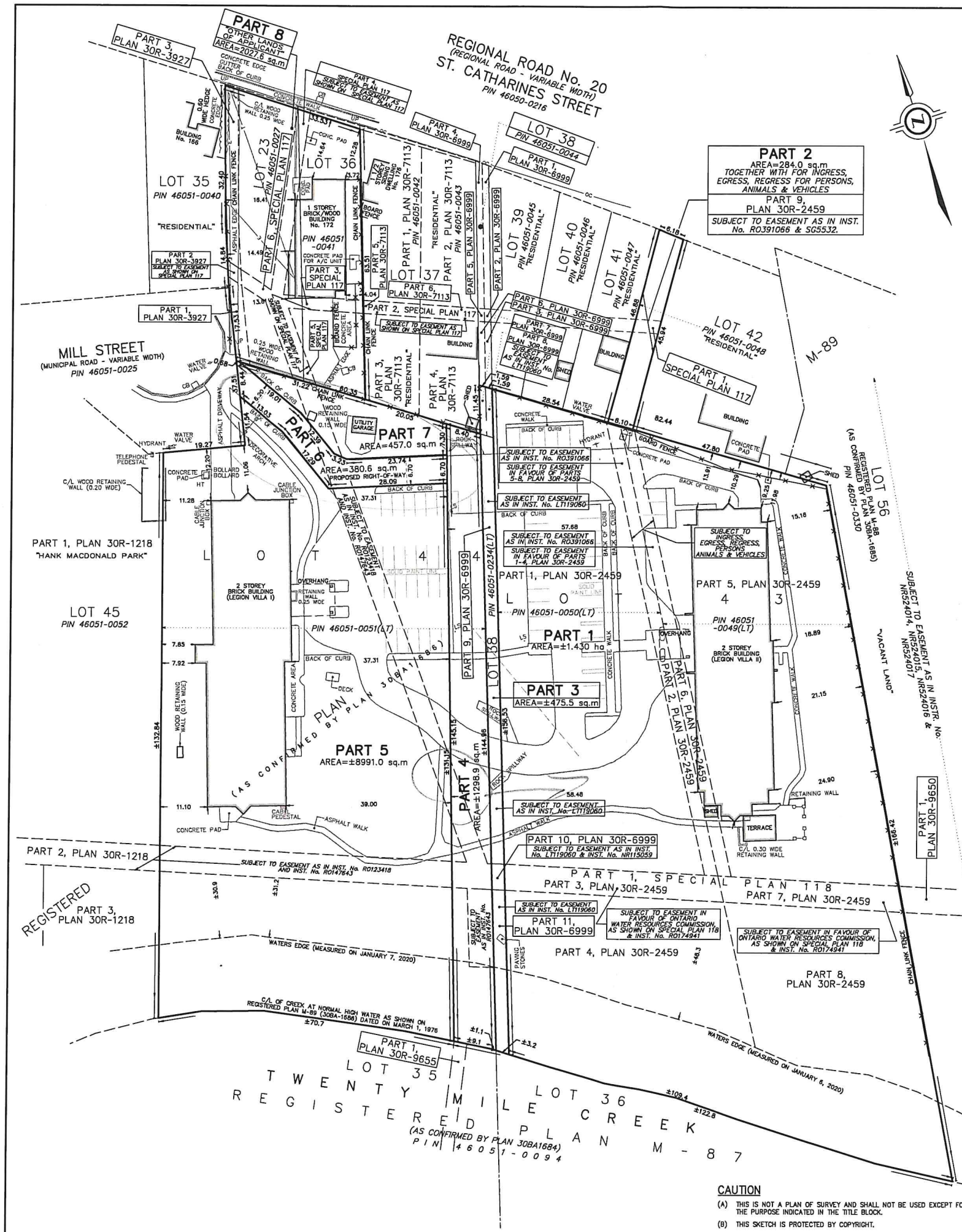
Location Map
161 & 171 Mill Street

0 12.5 25 50 Meters



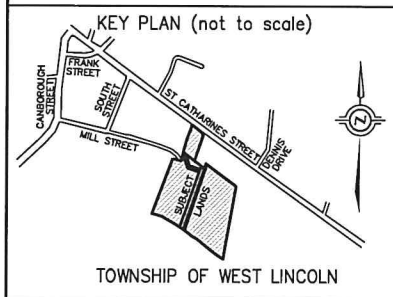
Legend

	ZoneBoundary
	Subject Property



NOTE: THIS SKETCH IS NOT A PLAN OF SURVEY

SKETCH FOR PLANNING PURPOSES ONLY
161 & 171 MILL STREET
TOWNSHIP OF WEST LINCOLN
REGIONAL MUNICIPALITY OF NIAGARA
SCALE 1 : 500
J.D. BARNES LIMITED
© COPYRIGHT 2023
METRIC NOTE
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE
CONVERTED TO FEET BY DIVIDING BY 0.3048



TOPOGRAPHIC LEGEND

CB	DENOTES CATCHBASIN
HT	DENOTES HYDRO TRANSFORMER
UP	DENOTES UTILITY POLE
LS	DENOTES LIGHT STANDARD
OC	DENOTES OVERHEAD CABLE
T	DENOTES TELEPHONE LINE
XX	DENOTES FENCE

LEGAL DESCRIPTION
LOTS 23, 36, 43, 44 & PART OF LOT 38 REGISTERED PLAN M-89
AS CONFIRMED BY PLAN BA-1686
BOUNDARY INFORMATION HAS BEEN DERIVED FROM A FIELD SURVEY
DATED JANUARY 20, 2020. THIS IS NOT A PLAN OF SURVEY.
SOME FEATURES SHOWN ON THIS SKETCH HAVE BEEN DIGITIZED FROM
AERIAL PHOTOGRAPHY - LOCATION IS APPROXIMATE.

JUNE 30, 2023
DATE
ANDREW HANDSPIKER
ONTARIO LAND SURVEYOR
J.D. BARNES
LAND INFORMATION SPECIALISTS
400 PORTAGE ROAD UNIT 1, NIAGARA FALLS, ONTARIO L2A 4M4
T: 905-336-1100 F: 905-336-1101 WWW.BARNES.COM

CAUTION
(A) THIS IS NOT A PLAN OF SURVEY AND SHALL NOT BE USED EXCEPT FOR
THE PURPOSE INDICATED IN THE TITLE BLOCK.
(B) THIS SKETCH IS PROTECTED BY COPYRIGHT.