



The Corporation of the Township of North Kawartha

Notice of Public Meeting and Complete Application for a Proposed Amendment to the Zoning By-Law for The Corporation of the Township of North Kawartha

Take Notice that the Corporation of the Township of North Kawartha, being in receipt of a complete Application for an Amendment to the Comprehensive Zoning By-Law No. 26-2013, as set out in Subsection 34 (10.4) of the Planning Act as amended by Bill 51 shall hold a public meeting for the purpose of informing the public in respect of the proposed amendment to the comprehensive zoning by-law. A decision by Council to grant, deny or defer the amendment will take place at this public meeting.

Date: Tuesday, July 19, 2022
Time: 9:30 a.m.
Location: Electronic (Virtual) Hearing (For further details refer to: **Important Information** below)

Application: ZA-24-22
Concession 10, Part Lot 14, Chandos Ward
109 Spence Road
Roll # 010-100-26100

Explanation of the Purpose and Effect of the proposed by-law amendment and a **key map** showing the location of the lands is on the reverse side of this notice.

For More Information about this application or to inspect the materials, contact the Township Planning Consultant at adougherty@dmwills.com or 705-742-2297 ext. 278.

To be Notified of the decision of The Township of North Kawartha on the proposed zoning by-law amendment, send a written request to planning@northkawartha.ca or Fax: 705-656-4446 or by mail or in person: PO Box 550, 280 Burleigh Street, Apsley, Ontario K0L 1A0 (Note: Dropbox to the right of the front door).

The Right to Appeal If a person or public body would otherwise have an ability to appeal the decision of the Council of the Corporation of the Township of North Kawartha to the Ontario Land Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the Township of North Kawartha before the by-law is passed, the person or public body is not entitled to appeal the decision.

If a person or a public body does not make oral submissions at a public meeting, or make written submissions to the Township of North Kawartha before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Important Information: Meetings are held electronically using Zoom and are open to the public.

Join by computer:
<https://us02web.zoom.us/j/82752724931?pwd=V2Z2WjVadXU4MExlcmIxV0RzOWkzUT09>

Meeting ID: 827 5272 4931

Passcode: 887879

Or Join by phone: 1- 647-374- 4685 or 1- 647-558-0588

Persons attending the meeting will be provided an opportunity to submit verbal comments in support or in opposition to the application. Written submissions may be made **no later than 4:00 p.m. on the day prior to the meeting** to: planning@northkawartha.ca, or Fax: 705-656-4446, by mail or in person: PO Box 550, 280 Burleigh Street, Apsley, ON K0L 1A0 (Note: Dropbox located to the right of the front door). Further details and a convenient form are available on the Township website: <https://www.northkawartha.ca/en/our-services/planning-services.aspx#Comments-and-Appeals>

Dated at the Township of North Kawartha this 29th day of June, 2022.

Connie Parent, Clerk
Township of North Kawartha
280 Burleigh Street, P.O. Box 550
Apsley, ON K0L 1A0
(705) 656-5187
c.parent@northkawartha.ca

Personal Information is collected under the authority of the *Planning Act* and will become part of the public record and may be made available for public viewing or distribution. Meetings are recorded and posted the Township YouTube Channel for public viewing. Any opinions you express may be made available to the public.

Requests for alternate formats or other accessibility accommodations, can be made to the Clerk at: (705) 656-5187 or by email to c.parent@northkawartha.ca

Purpose and Effect: The proposed amendment upon coming into force and effect, would serve to amend By-Law #26-2013, by changing the zone category from Shoreline Residential (SR) Zone to Shoreline Residential Exception (SR-E) Zone to permit the reconstruction and expansion of a dwelling and attached deck on an undersized lot being setback 17 metres (55.8 feet) and 15.2 metres (50 feet) respectively to the high water mark and having a height of 8.53 metres (28 feet). This is an amendment to Section 3.18 (c) which permits development on existing undersized lots, provided all other provisions of the Zoning By-law are met. This is a further amendment to Section 6.2(k) and Section 3.30 which require that new development be setback 30 metres (100 feet) from the high water mark.



The proposed amendment will further permit the construction of a detached garage having an external set of stairs to access an upper level storage loft. This is an amendment to Section 3.1 (d) (ii) which restricts access to a detached garage from an internal, unenclosed stairway located inside the building.

Key Map