



**NOTICE OF PUBLIC COMMITTEE OF
ADJUSTMENT HEARING**
Tuesday, June 25, 2024, 4:00 p.m.
Niagara Falls City Hall
4310 Queen Street, Niagara Falls

Public input on applications is invited pursuant to Section 53 of the Planning Act, the Committee of Adjustment for the City of Niagara Falls invites you to participate in a remote public hearing to consider an application for consent (severance) and/or to forward written comments prior to the hearing. Written comments may be sent by mail or email. You can also provide oral input by joining the hearing (electronic or in-person).

All interested persons are invited to attend this meeting to find out more about this application and offer comments. The public meeting is scheduled to take place on Tuesday June 25, 2024 at 4:00 pm, in Committee Room 2 at City Hall, for the Committee of Adjustment to consider this application.

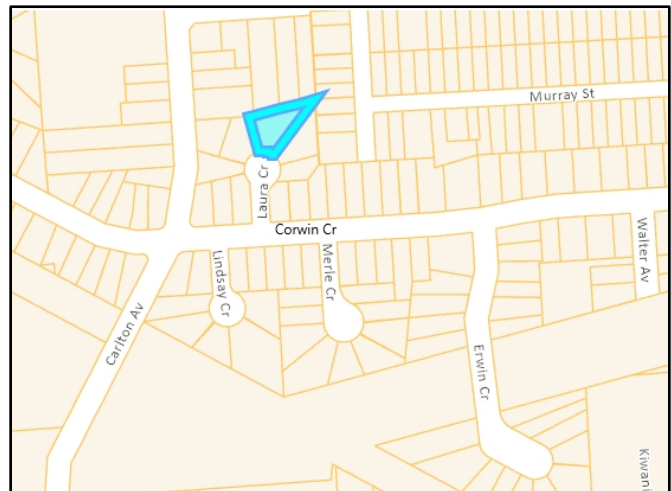
To participate remotely in the public hearing, please pre-register with the Secretary-Treasurer by sending an email to sanderson@niagarafalls.ca or calling (905) 356-7521 (Ext. 4281) before 12 noon on Tuesday, June 25, 2024. All registrants will be provided with instructions on how to use their computer, tablet or phone to participate in the remote electronic public hearing.

File: PLCON20240306, Municipal File #: B-2024-007

Owner: CHRISTINA DOSA

Location: The subject land, known as 6391 Laura Crescent, is located on the north side Laura Crescent between Carlton Avenue and Franklin Avenue. The land is comprised of Part of Lots 4 and 5 on Plan 136.

Proposal: The application is made for consent to convey a parcel of land (Part 1), having a lot area of 393.1 square metres, to be added to Part 3 (6401 Laura Crescent), with a total lot area of 1402.1 square metres. Part 2 with a lot area of 812.2 square metres, is to be retained for continued residential use (6391 Laura Crescent). The subject property is zoned Residential 1C (R1C) Zone in accordance with Zoning By-law No. 79-200.



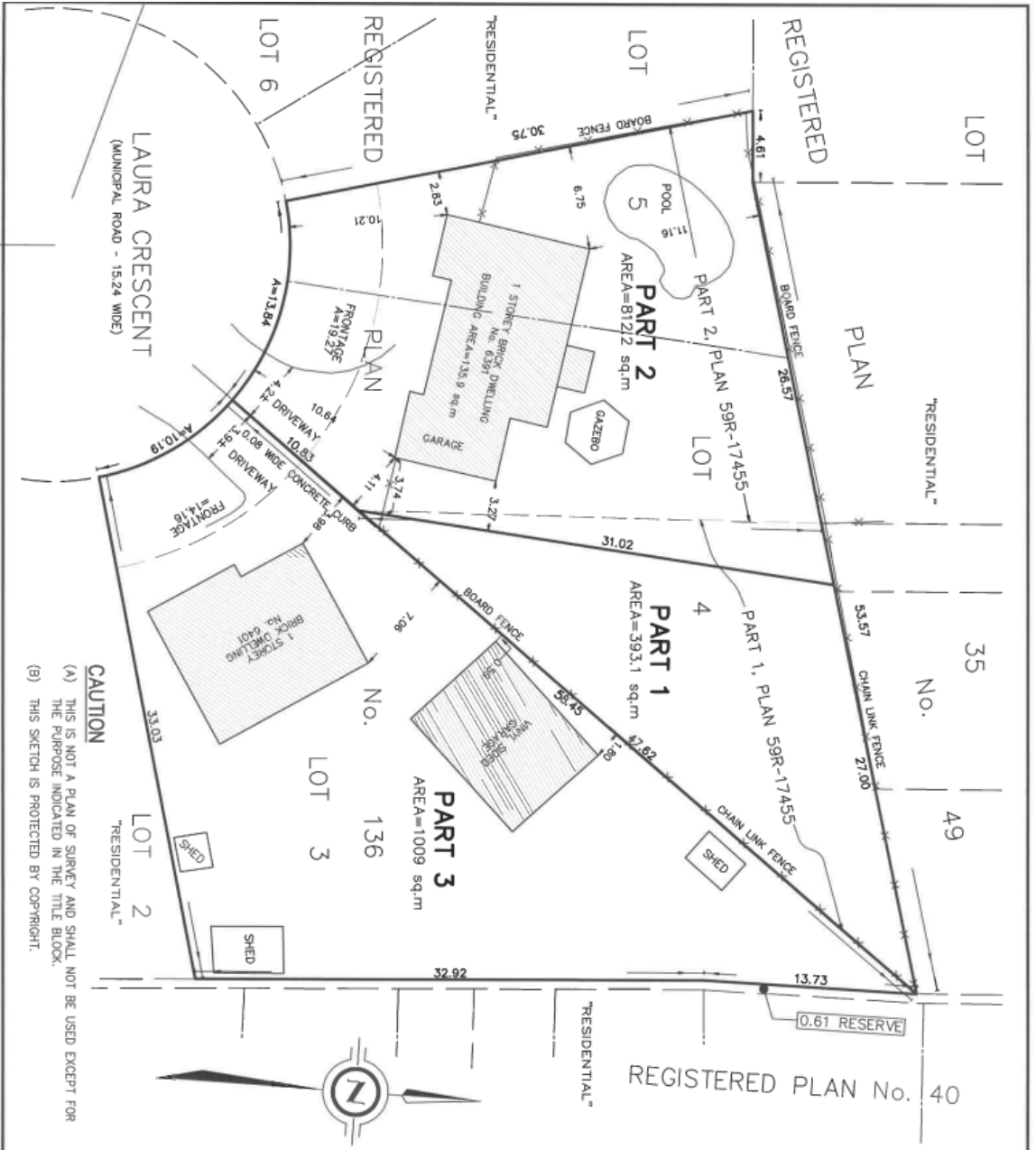
See the sketch on the back for more information

If the applicant, the minister, a specified person or public body as defined in the Planning Act has an interest in the matter, they may appeal the decision to the committee within 20 days of the mailing of the decision by filing a notice of appeal with the Secretary-Treasurer.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed Consent, you must make a written request to the Secretary-Treasurer, Committee of Adjustment, Planning & Development, City Hall, P.O. Box 1023, and 4310 Queen Street, Niagara Falls, Ontario, L2E 6X5.

Additional information is available from Planning & Development or by telephoning Suzanne Anderson, Secretary-Treasurer Committee of Adjustment at (905) 356-7521 ext. 4281 between 8:30 a.m. and 4:30 p.m. Monday to Friday or email sanderson@niagarafalls.ca

SCHEDULE 1



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.

NOTE: THIS SKETCH IS NOT A PLAN OF SURVEY
 SKETCH FOR PLANNING PURPOSES ONLY
6391 & 6401 LAURA CRESCENT
 CITY OF NIAGARA FALLS
 REGIONAL MUNICIPALITY OF NIAGARA
 SCALE 1 : 250
 J.D. BARNES LIMITED
 © COPYRIGHT 2022
METRIC NOTE
 DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048



LEGAL DESCRIPTION
 LOTS 3 & 4, PART OF LOT 5, REGISTERED PLAN No. 136
 BOUNDARY INFORMATION HAS BEEN DERIVED FROM AVAILABLE RECORDS AND/OR FIELD MEASUREMENTS DATED JANUARY 5, 2022.
 THIS IS NOT A PLAN OF SURVEY.

Aug. 23, 2023
 DATE

 J.D. BARNES LIMITED
 LAND INFORMATION SPECIALISTS
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 SUITE 100
 SCARBOROUGH, ONTARIO M1S 1T6
 TEL: (416) 291-9891 FAX: (416) 291-9892
 WWW.JDBARNES.COM

TH/TS	SHAW
AH	GRAND
SAVED	DATE
AUG 23/2023	21-16-352-00