



NOTICE OF PUBLIC COMMITTEE OF ADJUSTMENT HEARING

Tuesday, August 27, 2024, 4:00 p.m
Niagara Falls City Hall
4310 Queen Street, Niagara Falls

Pursuant to Section 53 of the *Planning Act*, the Committee of Adjustment for the City of Niagara Falls invites you to participate in a public hearing to consider an application for consent (severance) and/or to forward written comments prior to the hearing. Written comments are the preferred method of receiving public input and may be sent by mail or email. You can also provide oral input by joining the hearing either in person or electronically.

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, August 27th, 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 August 27th, 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.

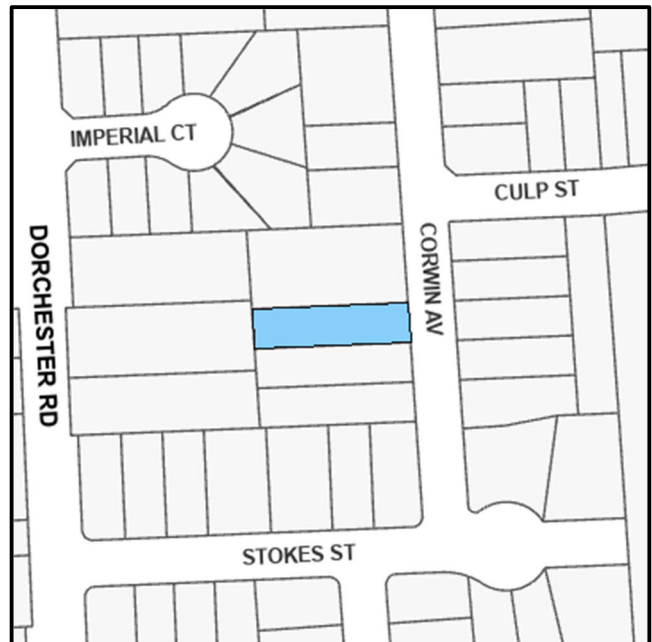
File: PLCON20240416, Municipal File #: B-2024-010

Owner: Eric and Denise Henry

Location: The subject properties known as 6193 and 6181 Corwin Avenue are located on the west side of Corwin Avenue between Culp Street and Stokes Street.

The applicant is requesting the Committee of Adjustment to consider a consent under Section 53 of the *Planning Act* (R.S.O. 1990, c.P.13).

Proposal: The applicant is proposing to sever 27.1 square metres (Part 1) from 6193 Corwin Avenue (Part 3), and merge the severed lands with 6181 Corwin Avenue (Part 2) in order to resolve existing encroachments. Following the boundary adjustment, 6193 (Part 3) and 6181 Corwin Avenue (Parts 1 and 2) will have resulting lot areas of 1,139.0 square metres and 2,360.1 square metres, respectively. Both properties are designated Residential in the City's Official Plan and are zoned Residential 1C (R1C) Zone.



See the sketch (Schedule 1) on the following page for more information

An applicant, the minister, a specified person or public body as defined in the *Planning Act* that has an interest in the matter may appeal the decision of the Committee of Adjustment to the Ontario Land

Date of Mailing: August 13, 2024

Tribunal within 20 days of the making 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

