



DATE OF MAILING: June 5, 2019

APPLICATION NO: A-2019-017

COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC MEETING

The Committee of Adjustment for the City of Niagara Falls has received an application from **Curtis Beyer (Agent: Carl Beyer)** for the property known as **3658 Main Street, in Chippawa**, legally described as Part Lot 203, Plan 251 (see sketch on the reverse side).

A public meeting is scheduled to take place on Tuesday, June 18, 2019 at 5:00 p.m. in Committee Room 2 at City Hall for the Committee of Adjustment to consider this application.

The applicant is requesting the Committee of Adjustment to consider minor variances from two provisions of Zoning By-law No. 79-200, through a process permitted by Section 45 (1) of the Planning Act (R.S.O. 1990, c.P.13).

The applicant is proposing to construct a roofed over one storey porch onto the front of the existing two storey dwelling. Zoning By-law No. 79-200 requires a front yard depth of the average setback of the abutting dwellings on either side. Where a minimum front yard depth of 7.71 metres plus 11.5 metres from the centreline of the original road allowance of Main Street is required, the proposed roofed over one storey porch will provide a front yard depth of 1.96 metres plus 11.5 metres from the centreline of the original road allowance of Main Street. A variance of 5.75 metres is requested. Further, where the by-law requires a minimum interior side yard width of 1.2 metres, the roofed over one storey porch is proposed to follow the existing building line, providing an easterly interior side yard width of 0.8 metres. A variance of 0.4 metres is requested.

All interested persons are invited to attend this meeting to find out more about this application and offer comments. The application and the plans for the relief requested may be viewed in the Planning Department between 8:30 a.m. and 4:30 p.m., Monday through Friday prior to the meeting.

If you do not attend the hearing, the Committee can proceed with the application, and make a determination in your absence without any further notice to you. If you, or a representative acting on your behalf, are unable to attend the hearing, you may submit a letter expressing your concerns about the application in advance of the hearing addressed to the Secretary/Treasurer, and you may request a copy of any further notice or decision concerning this application.

For more information please contact Rita Marriott, Acting Secretary/Treasurer Committee of Adjustment, at (905) 356-7521, extension 4239 or email at rmarriott@niagarafalls.ca

Rita Marriott
Acting Secretary/Treasurer Committee of Adjustment

SCHEDULE 1



General Notes:
 1) Prepared for the purpose of City of Niagara Falls Building Permit and application for Minor variance.

Site Plan:
 3658 Main Street, Chippawa, Ontario
 Prepared By: Curtis Beyer
 May 9, 2019

Scale: 1:300