



**NOTICE OF REMOTE ELECTRONIC PUBLIC  
COMMITTEE OF ADJUSTMENT HEARING -  
Tuesday, January 25, 2022, 4:00 p.m.  
Niagara Falls City Hall  
4310 Queen Street, Niagara Falls**

The Province declared a state of emergency under the Emergency Management and Civil Protection Act, R.S.O. 1990 due to Covid-19. As a result, the size of public gatherings is restricted in City facilities to ensure public safety. Further, City Hall is currently closed to the public. City Hall is holding remote electronic public hearings until further notice. Details are below.

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. During this time, written comments are the preferred method of receiving public input. Written comments may be sent by mail or email. You can also provide oral input by joining the electronic hearing.

To participate in the remote electronic public hearing and to provide input orally, please pre-register with the Secretary-Treasurer by sending an email to [eroupas@niagarafalls.ca](mailto:eroupas@niagarafalls.ca) or calling 905-356-7521 (Ext. 4239) before 12 noon on January 25, 2022. 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: B-2021-031 & A-2021-064**

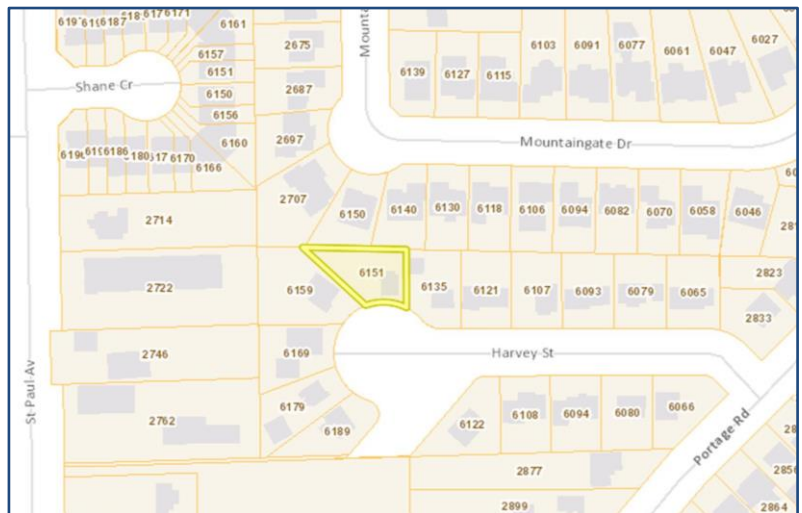
**Applicant: Donald & Martha Cruickshank**

**Location:** The subject lands known as 6151 Harvey Street, located on the north side of Harvey Street.

**Proposal:** The application is made to convey a parcel of land (shown as Part 1 on Schedule 1) and add it to the abutting property at the rear of 6150 Mountaingate Dr., to the north (shown as Part 3 on Schedule 1). Part 2, (known as 6151 Harvey Street) will be retained for continued residential use.

A concurrent minor variance application (A-2021-064) has been submitted requesting relief from the minimum lot area for Part 2 (6151 Harvey Ave) required in Zoning By-law 79-200.

The lands are zoned Residential 1C Density (R1C). Where section 7.3.2(a) of Zoning By-law 79-200 requires a minimum lot area of 550 square metres, a lot area of 411.6 square metres is proposed. A variance of 138.4 square metres is requested.



**See the sketch on following page for more information.**

If a person or public body that files an appeal of a decision of the Committee of Adjustment for the City of Niagara Falls in respect of the proposed consent does not make written submissions to the Committee before it gives or refuses to give a provisional consent, the Local Planning Appeal Tribunal may dismiss the appeal.

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.

Date of Mailing: January 7, 2022

Additional information is available from Planning & Development or by telephoning Ellen Roupas, Secretary-Treasurer Committee of Adjustment at 905-356-7521 ext. 4239 between 8:30 a.m. and 4:30 p.m. Monday to Friday or email [eroupas@niagarafalls.ca](mailto:eroupas@niagarafalls.ca).

### SCHEDULE 1

