



**NOTICE OF PUBLIC COMMITTEE OF
ADJUSTMENT HEARING**

Tuesday, September 24, 2024, 4:00 p.m.

Niagara Falls City Hall

4310 Queen Street, Niagara Falls

Public input on applications is invited. Pursuant to Section 45 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 minor variances 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, September 24, 2024 04:00 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, September 24, 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.

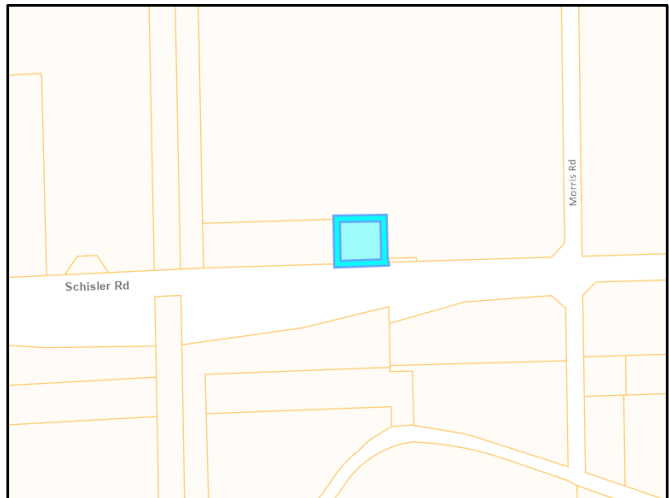
File: PLVAR20240595, Municipal File #: A-2024-039

Owner: WATERS IRENE

Location: The subject property known as 9405 SCHISLER RD is located on the north side of Shisler Road to the west of Morris Road.

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

Proposal: The applicant is requesting the Committee recognize the existing location of a recently constructed accessory structure (detached garage) and sea container in the front yard. The subject property is zoned Rural Agricultural (RA) in accordance with By-law No. 1538 (1958) for the former Township of Crowland, now part of the City of Niagara Falls, as amended by By-law No. 82-20. The following variance has been requested:



By-law Provision	By-law Requirement	Proposal	Extent
Accessory buildings Section 5.15	Permitted in the rear yard and shall be at least 0.9 metres (3 feet) from the nearest lot line or main building and shall not occupy more than 10% of the area of the lot	Accessory building (detached garage and sea container) located within the front yard 2.68 metres from the front lot line	To permit the detached garage and sea container (accessory buildings) within the front yard

See the sketch on the following page for more information

Date of Mailing: September 6, 2024

If the applicant, the minister, a specified person or public body as defined in the *Planning Act* has an interest in the matter may appeal the decision to the committee 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 Minor Variance, 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 2

