

## NOTICE OF PUBLIC HEARING

**HEARING DATE:** Tuesday, July 21, 2020 at 4:00 pm

**PLACE:** This will be a virtual / electronic meeting

**Town Council approved Committee of Adjustment Hearings to be held electronically during an Emergency through By-law 4231(2020).**

**The Town of Pelham Committee of Adjustment meeting live webcast will be streaming at: <https://www.youtube.com/user/TownOfPelham>**

Under Section 45 of the Planning Act, R.S.O. 1990, as amended, notice is hereby given that an application for **minor variance** or permission will be heard by the Committee of Adjustment for the Town of Pelham at the date and place shown above.

**File Number:** A19/2020P  
**Subject Lands:** 1328 Effingham Street  
**Legal Description:** Part of Lot 6, Concession 8  
(Part 1 on 59R-6785)



The subject land is located on the west side of Effingham Street lying north of Pancake Lane and south of Canboro Road, being Part of Lot 6, Concession 8 (Part 1 on 59R-6785), and known municipally as 1328 Effingham Street, in the Town of Pelham.

### Nature and Extent of Relief/ Permission Applied for:

The subject land is zoned Agricultural ('A') in accordance with Pelham Zoning By-law 1136(1987), as amended. Application is made for relief, to replace and construct a new garage, having the same set back as the existing, from:

**Section 7.4 (f) "Minimum Side Yard"** to permit a minimum side yard of 0.6m whereas the by-law requires 9.0m.

**PUBLIC HEARING:** This is a public hearing called for the purpose of hearing evidence for, or in opposition to, the above noted application. Anyone wishing to register objections, support or comments concerning this application may present them in writing to the Secretary-Treasurer prior to the hearing and/or at the hearing, or make a verbal presentation at the hearing.

**YOUR INPUT IS ENCOURAGED:** The Committee would appreciate receiving your written and/or verbal comments regarding this application. Written comments must be submitted by **July 9, 2020**. If the Secretary-Treasurer does not receive your comments by this date, it may be presumed you have no objection to the proposal. Should an extension be required, please contact the Secretary-Treasurer. Verbal comments will be received by the Committee at the electronic public hearing via Zoom. To participate in the virtual meeting to provide oral input, please pre-register with the Secretary Treasurer by sending an email to the email address noted below before 12:00pm noon on July 17, 2020. All registrants will be provided with instructions on how to use your computer, tablet or phone to participate in the remote electronic public meeting. Registrants will be notified of the Committee of Adjustments Decision. If you have not submitted written comments or pre-registered and wish to submit a comment during the meeting, you may livestream the meeting from our YouTube Chanel and e-mail comments to [clerks@pelham.ca](mailto:clerks@pelham.ca) during the public comment portion of the application only. If your comments are not received during the public portion of the application, they will not be considered. Unless indicated otherwise, personal information and all comments will become part of the public record and may be publicly released.

It is highly recommended that the applicant or the authorized agent of the applicant be present at the hearing. Please note that if you do not attend at this hearing, the Committee may proceed in your absence and you will not be entitled to any further notice in the proceedings.



COMMITTEE OF ADJUSTMENT  
Town of Pelham  
20 Pelham Town Square, P.O. Box 400  
Fonthill, ON, L0S 1C0

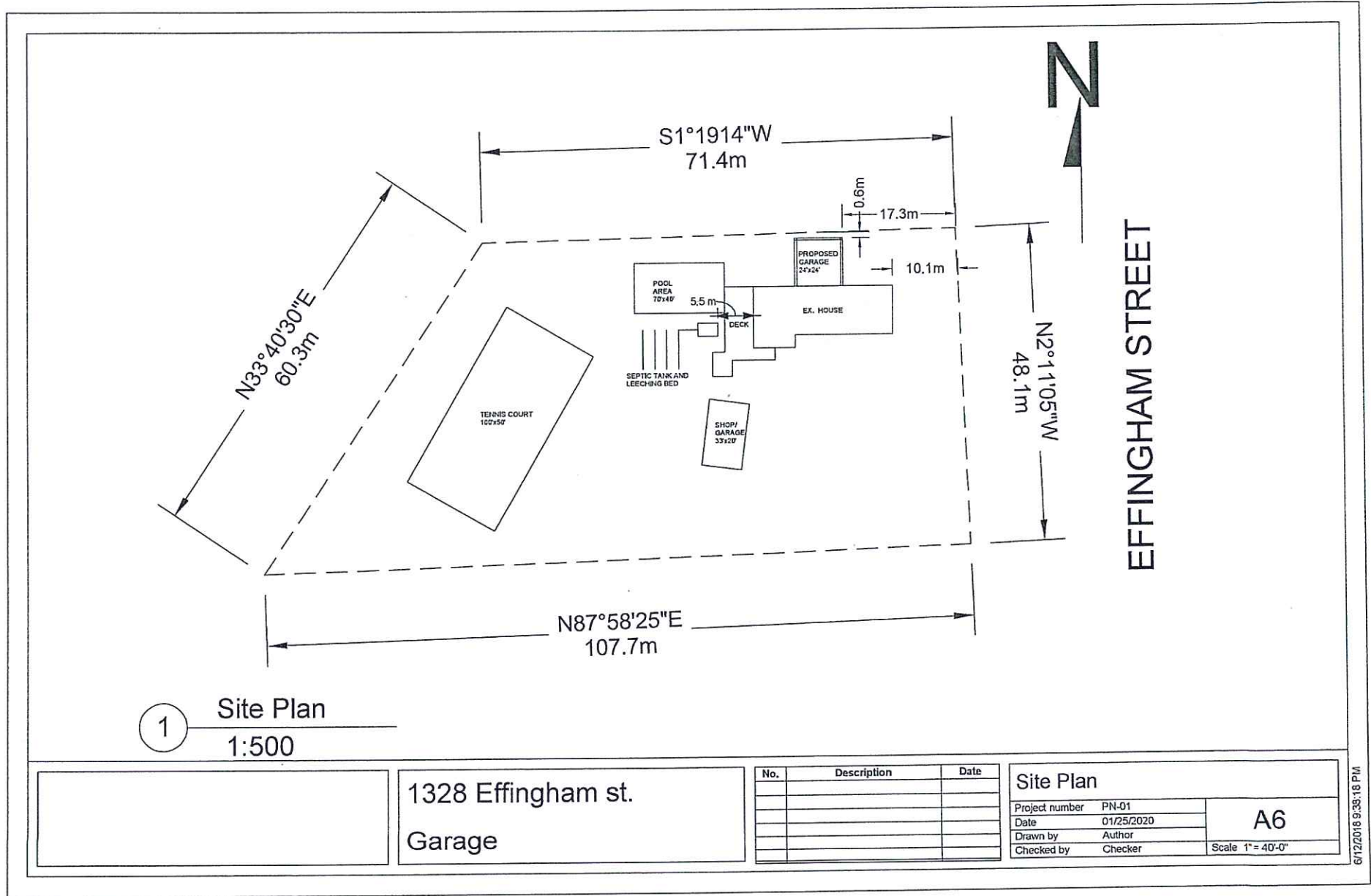
**NOTICE OF DECISION:** Requests for copies of the decision of the Committee of Adjustment or notice of adjournment of hearing, if any, must be in writing and addressed to:

Secretary Treasurer of the Committee of Adjustment  
20 Pelham Town Square, P.O. Box 400, Fonthill ON L0S 1C0  
905-892-2607 ext. 315 [njbozzato@pelham.ca](mailto:njbozzato@pelham.ca)

For technical questions, please contact:  
Curtis Thompson, Planner  
905-892-2607 ext. 324 [cthompson@pelham.ca](mailto:cthompson@pelham.ca)

  
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Nancy J. Bozzato, Dipl.M.M., AMCT  
Town Clerk/Secretary-Treasurer

**Date of Mailing: June 18, 2020**

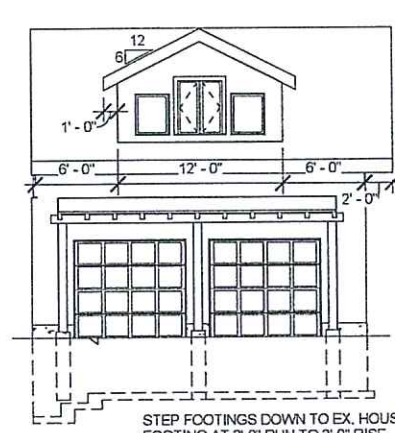


1 Site Plan  
1:500

1328 Effingham st.  
Garage

No.	Description	Date

Site Plan		
Project number	PN-01	A6
Date	01/25/2020	
Drawn by	Author	Scale 1" = 40'-0"
Checked by	Checker	

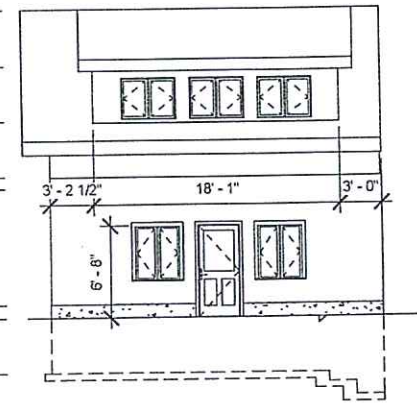


① East  
1/8" = 1'-0"

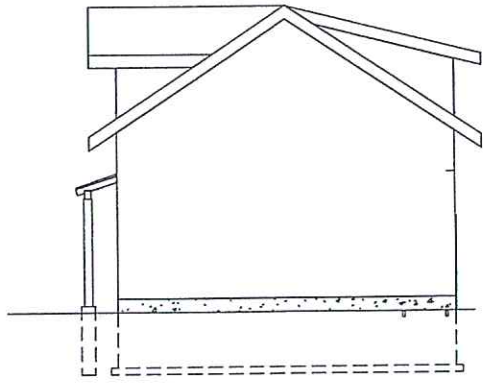
STEP FOOTINGS DOWN TO EX. HOUSE FOOTING AT 2'-0" RUN TO 2'-0" RISE UNTIL 4'-0"

- Top of Roof 22' - 4"
- Top of Dormer Wall 18' - 2 3/4"
- Top of Knee Wall 14' - 2 3/4"
- Top of SubFloor 10' - 2 3/4"
- Top of Stud Wall 9' - 4 1/2"
- Top of Foundation 1' - 0"
- Top of Slab 0' - 0"
- BTM of Footing -4' - 0"

- Top of Roof 22' - 4"
- Top of Dormer Wall 18' - 2 3/4"
- Top of Knee Wall 14' - 2 3/4"
- Top of SubFloor 10' - 2 3/4"
- Top of Stud Wall 9' - 4 1/2"
- Top of Foundation 1' - 0"
- Top of Slab 0' - 0"
- BTM of Footing -4' - 0"



② West  
1/8" = 1'-0"



③ North  
1/8" = 1'-0"

- Top of Roof 22' - 4"
- Top of Dormer Wall 18' - 2 3/4"
- Top of Knee Wall 14' - 2 3/4"
- Top of SubFloor 10' - 2 3/4"
- Top of Stud Wall 9' - 4 1/2"
- Top of Foundation 1' - 0"
- Top of Slab 0' - 0"
- BTM of Footing -4' - 0"

1328 Effingham st.  
Garage

No.	Description	Date

Elevations	
Project number	PN-01
Date	01/25/2020
Drawn by	Author
Checked by	Checker
A3	
Scale 1/8" = 1'-0"	