



Municipality of
Dutton Dunwich

**NOTICE OF PUBLIC HEARING
CONCERNING AN APPLICATION FOR A MINOR VARIANCE**

**Application No. MV 04/20
217 A Luton Street**

TAKE NOTICE that an application has been made by **Frank Nagy** for a Minor Variance, pursuant to Section 45(1) of the Planning Act, R.S.O. 1990, as amended. The lands subject to the Minor Variance are known locally as **217 A Luton Street**. The subject lands are outlined in yellow on the Key Map on the **back** of this notice.

The Committee of Adjustment for the Municipality of Dutton Dunwich will hold a public hearing on the **28th day of October, 2020** at approximately **6:30 pm** to consider the application. **If you would like to participate in the Public Meeting please call (519) 762-2204 or email info@duttondunwich.on.ca the Municipal Office for information on how to access the meeting.**

The subject property is designated Residential on Schedule 'D' of the Official Plan and zoned Village Residential 1 (VR1) on Schedule 'B', Map 2, of the Zoning By-law. The parcel currently has a semi-detached dwelling and is located on the north side of Luton Street.

The purpose of the minor variance is to request relief from Section 12.1.5 of the VR1 Zone to increase the maximum lot coverage from the required 35 % to 52.6 % for the lot (see attached Sketch). This will permit a deck and shed.

ANY PERSON OR PUBLIC BODY may attend the Public Meeting and/or make written or verbal representation either in support of, or in opposition to the proposed Minor Variance application.

If you wish to be notified of the decision of the Committee in respect of the Minor Variance, you must make written request to the Clerk, Municipality of Dutton Dunwich, 199 Currie Road, Dutton, Ontario, N0L 1J0, planning@duttondunwich.on.ca.

If a person or public body otherwise have an ability to appeal the decision of the Committee of Adjustment for the Municipality of Dutton Dunwich to the Local Planning Appeal Tribunal (LPAT) but the person or public body does not make oral submissions at a public meeting or make written submissions to the Municipality of Dutton Dunwich before the decision is made, the person or public body is not entitled to appeal the decision.

If a person or public body does not make oral submissions at a public meeting, or make written submissions to the Municipality of Dutton Dunwich before the decision is made, the person or public body may not be added as a party to the hearing of an appeal before LPAT unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

ADDITIONAL INFORMATION relating to the proposed Minor Variance is available on the Municipal Web Page www.duttondunwich.on.ca or upon request by contacting the Municipal Office.

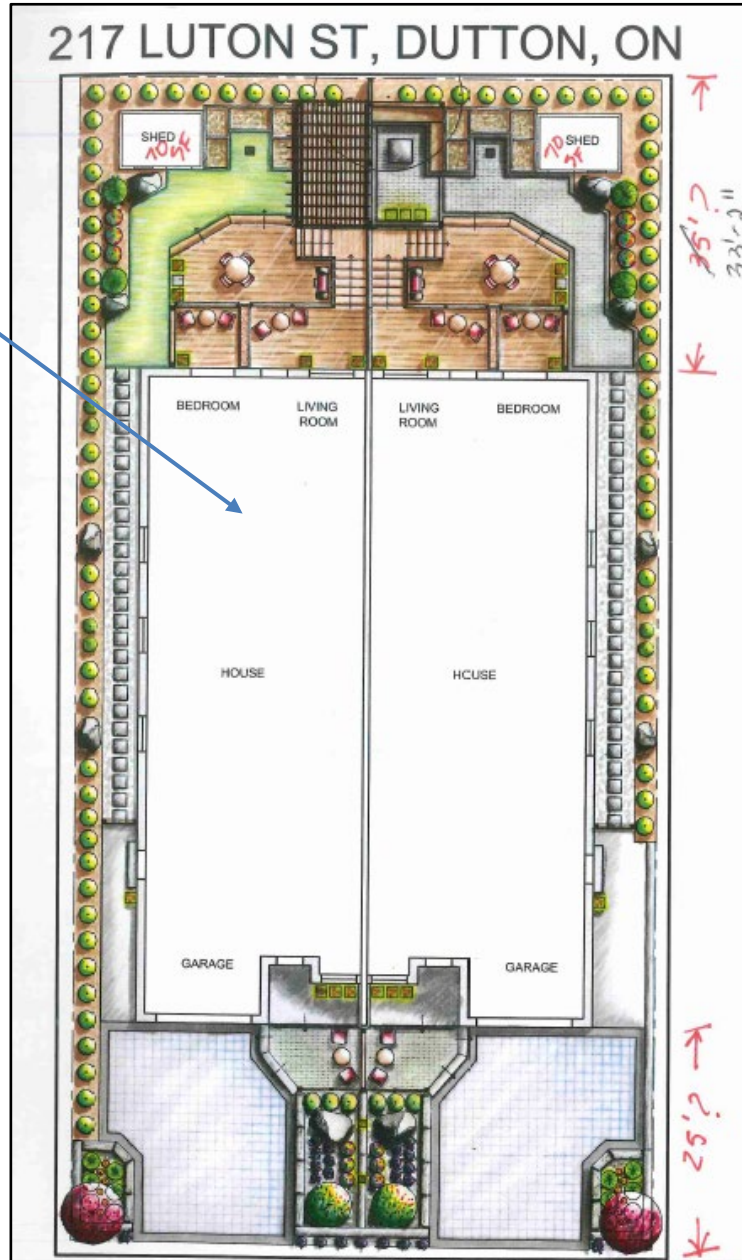
DATED at the Municipality of Dutton Dunwich, this 16th day of October, 2020.

Clerk, Municipality of Dutton Dunwich
199 Currie Road,
Dutton, Ontario N0L 1J0
(519) 762-2204
planning@duttondunwich.on.ca

KEY MAP



SKETCH



Lot subject to
Minor
Variance
Application