



**CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS  
COMMITTEE OF ADJUSTMENT  
NOTICE OF PUBLIC HEARING  
PURSUANT TO SECTION 45 OF THE *PLANNING ACT*, R.S.O. 1990, c. P.13  
MINOR VARIANCE APPLICATION**

**TAKE NOTICE** that a **Public Meeting** will be held on **Tuesday, July 27<sup>th</sup>, 2021 at 6:00 p.m.**, in the Municipality of Mississippi Mills to consider a proposed Minor Variance under Section 45 of the *Planning Act*, R.S.O. 1990, Chapter P.13. The Minor Variance application concerns the property, which is known as Part of Lot 18, Plan 6263; Part 1 of Plan 26R-1213; Town of Mississippi Mills, located at the southwest corner of Brookdale Road (unopened road allowance) and Union Street N, east of the Ottawa Valley Rail Trail (See Key Map)

**AND TAKE NOTICE** that as the Province of Ontario declared a State of Emergency and continues to take significant steps to limit the transmission of the COVID-19 virus, the Municipality of Mississippi Mills continues to protect the health and safety of the public, Council, and employees while at the same time processing Planning Act applications.

**THIS WILL BE AN ELECTRONIC PUBLIC MEETING WHERE THERE WILL BE NO PHYSICAL IN PERSON ATTENDANCE DUE TO COVID-19 MEASURES. THERE WILL BE OPPORTUNITIES PROVIDED TO WATCH/LISTEN TO THE MEETING LIVE AND PROVIDE INPUT ELECTRONICALLY. THERE ARE ALSO A VARIETY OF OTHER WAYS AS OUTLINED BELOW, THAT YOU CAN SUBMIT YOUR COMMENTS, CONCERNS OR SUPPORT FOR THE PROPOSED APPLICATION, PRIOR TO THE MEETING, SO THAT YOUR COMMENTS CAN BE CONSIDERED PRIOR TO A DECISION BEING MADE ON THE APPLICATION.**

<b>Meeting Date:</b>	Tuesday, July 27th, 2021 at 6:00 p.m.
<b>File Number:</b>	A-05-21
<b>Owner(s):</b>	Terry and Douglas Caldwell
<b>Applicant:</b>	Steve Pentz (Novatech)
<b>Legal Description:</b>	Part of Lot 18, Plan 6263; Part 1 of Plan 26R-1213; Town of Mississippi Mills
<b>Municipal Address:</b>	No Municipal Address. Located at the southwest corner of Brookdale Road (unopened road allowance) and Union Street N, east of the Ottawa Valley Rail Trail (See Key Map)
<b>Ward:</b>	Almonte
<b>Zoning:</b>	Residential First Density (R1) Zone

**PURPOSE OF THE APPLICATION**

The applicant is requesting a rear yard setback of 2.4 metres (m) to permit a single detached dwelling, whereas Section 13.2, Table 13.2A of Zoning By-Law #11-83 requires a minimum rear yard setback of 7.5 in the Residential First Density – R1 Zone.

**REQUESTED VARIANCE(S) TO ZONING BY-LAW #11-83:**

<b>Section</b>	<b>Zoning Provision</b>	<b>By-law Requirement</b>	<b>Requested</b>
13.2, Table 13.2A	Rear yard, Minimum (m) – Municipal Water and Sewer	7.5 m	2.4 m

You are encouraged to contact the Municipality by telephone or email if you have any questions prior to the Public Hearing. Physical attendance at the Municipal Office related to the application is discouraged as Staff can discuss the proposed application and supporting information by telephone or email. You can then either provide written comments by mail or email to [rsweeney@mississippimills.ca](mailto:rsweeney@mississippimills.ca) and [eforhan@jrichards.ca](mailto:eforhan@jrichards.ca) referencing “A-05-21” in the subject line, or verbal comments to Municipal Staff prior to the Public Hearing.

**ADDITIONAL INFORMATION** relating to the proposal **or options for participation in the virtual public meeting** are available by contacting the Municipality’s Planning Department at (613) 256-2064 ext. 209 or by e-mail at [rsweeney@mississippimills.ca](mailto:rsweeney@mississippimills.ca) and [eforhan@jrichards.ca](mailto:eforhan@jrichards.ca)

**DATED AT THE MUNICIPALITY OF MISSISSIPPI MILLS, 14<sup>TH</sup> DAY OF JULY, 2021.**



### KEY MAP

#### Minor Variance Application A-05-21

Part of Lot 18, Plan 6263; Part 1 of Plan 26R-1213;  
Town of Mississippi Mills, located at the southwest corner of Brookdale  
and Union Street N, east of the Ottawa Valley Rail Trail

