



**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**

**Meeting Date:** Wednesday, November 18<sup>th</sup>, 2020 at 5:30 p.m.  
**File Number:** A-13-20  
**Owner(s)/Applicant:** Claire Marson & Marson Vita Productions  
**Legal Description:** Plan 779, Part Block D, Part Mackenzie St/Mill St, being Part 1 on RP 27R9235 and Parts 6 & 7 on RP 27R9384  
**Municipal Address:** 4839 Kinburn Side Road  
**Ward:** Pakenham  
**Zoning:** Highway Commercial (C3)

**PURPOSE OF THE APPLICATION:**

The owner/applicant is requesting permission to expand a legal non-conforming secondary dwelling unit within the Highway Commercial (C3) Zone from 73.5m<sup>2</sup> (791.5ft<sup>2</sup>) to 136.0m<sup>2</sup> (1,464.4ft<sup>2</sup>). The subject property is used for commercial uses and non-conforming residential uses. The existing secondary dwelling unit is located in the second-storey of an accessory structure. The expansion would include a portion of the ground floor that is generally used for commercial purposes and serves as a living room and lounge. The Minor Variance request is outlined below:

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

Section	Zoning Provision	By-law Requirement	Requested
21.1	Highway Commercial (C3) Zone – Permitted Uses	Residential Uses: Not Permitted	Permit the expansion of a legal non-conforming secondary dwelling unit from 73.5m <sup>2</sup> (791.5ft <sup>2</sup> ) to 136.0m <sup>2</sup> (1,464.4ft <sup>2</sup> ) in an accessory structure to a commercial use and non-conforming residential use

**ANY PERSON** may participate in the public hearing and/or make written or verbal representation either in support or in opposition of the proposed development. If any person receiving this notice does not attend the meeting, the Committee of Adjustment may proceed in his/her absence and he/she may not be entitled to any further notice of the Committee’s proceedings.

**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. 206 or by e-mail at [myet@mississippimills.ca](mailto:myet@mississippimills.ca).

**DATED AT THE MUNICIPALITY OF MISSISSIPPI MILLS, 4<sup>TH</sup> DAY OF NOVEMBER, 2020.**

# LOCATION MAP



Minor Variance Application A-13-20  
PLAN 779, Part Block D, Part Mackenzie St/Mill St,  
Being Part 1 on RP 27R9235 and Parts 6 & 7 on RP 27R9384  
Pakenham Ward, Municipality of Mississippi Mills  
Municipally known as 4839 Kinburn Side Road

