



**THE CORPORATION OF THE TOWNSHIP
OF SEGUIN**

**NOTICE OF PUBLIC MEETING
PROPOSED *REVISED* AMENDMENT
TO THE ZONING BY-LAW**

TAKE NOTICE THAT the Township of Seguin received the following application to amend the Township Zoning By-law(s) and subsequently deemed it as "Complete" on December 20th, 2018 under Subsection 34 of the Planning Act, R.S.O. 1990, c. P.13.

AND FURTHER TAKE NOTICE THAT a Statutory Public Meeting with respect to this application was held on February 4th, 2019 under Section 34 of the Planning Act, R.S.O. 1990, c. P.13.

AND FURTHER TAKE NOTICE THAT the Owner has REVISED the proposed application to amend Zoning By-law 2006-125 on February 12, 2019.

AND FURTHER TAKE NOTICE THAT the Council for The Corporation of the Township of Seguin will be considering the following REVISED application to amend Zoning By-law 2006-125, as amended, under Section 34 of the Planning Act, R.S.O. 1990, c. P.13.

Public Meeting Date: April 1st, 2019 at 5:30 p.m.

or as soon thereafter as the matter can be heard
Council Chambers, Township of Seguin Municipal Office
5 Humphrey Drive, Seguin, ON P2A 2W8
Corner of Humphrey Drive and Highway #141

Application File No. R-2018-0016-H

Owner: Paul and Kelly Gardiner

Subject Lands: CON 5 PT LOT 24 RP 42R3288;PART 2 RP 42R14773 PART
1;PCL 16963 S/S LAKE JOSEPH

PLAN M95 LOT 13 RP42R7924;PARTS 1 & 2 PCL 21466 SS

Civic Address: 143 and 145A Steeles Road

Roll No. 4903-010-002-17410/4903-010-002-16800

THE PURPOSE AND EFFECT of the proposed **REVISED** Zoning By-law Amendment is to rezone the merged lands resulting from Deeming By-law Application D-2018-0011-H, from the Shoreline Residential One (SR1) Zone to the Shoreline Residential One Exception (SR1-Exception) Zone to permit the following redevelopment:

- 2 storey, 603 sq.m. dwelling (having a gross floor area of 696 square metres) (**REVISED dwelling footprint of 565.5 square metres, REVISED dwelling gross floor area of 610 square metres**)
- 148.7 sq.m. single storey garage
- 164.9 sq.m. 1.5 storey, 2 slip boathouse + attached port

The proposed redevelopment requires the following **REVISED** exemptions to the applicable provisions of Seguin Zoning By-law 2006-125:

- Permit lot coverage of 8.0% within 60 metres of the shoreline (**REVISED to 7.65%**) (where 5% is permitted)
- Permit maximum total lot coverage of 8.35% (**REVISED to 8%**) (where 5% is permitted)
- Permit a maximum dwelling gross floor area (GFA) of 696 square metres (**REVISED to 610 square metres**) (where a maximum GFA of 598.4 sq.m. is permitted on the merged parcel)
- Permit boathouse and dock side yard setback of 10.5 metres, where 20 metres is required

Please refer to the opposite side of this Notice for a description of the land or a key map showing the land to which the proposed zoning by-law would apply.

If a person or public body would otherwise have an ability to appeal the decision of Council to the Local Planning Appeal Tribunal but the person or public body does not make oral submissions at a public meeting or make written submissions to the Township of Seguin before the by-law is passed, 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 Township of Seguin before the by-law is passed, the person or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

Please be advised that your comments and submissions should be addressed to the Clerk, Township of Seguin and will become part of the public record.

AND FURTHER TAKE NOTICE that pursuant to Section 34 (10.7) of the Planning Act, the Application file is available for public inspection and additional information regarding this Application is available between 8:30 a.m. and 4:30 p.m. on regular weekdays at the Seguin Municipal Office, 5 Humphrey Drive, Seguin, ON P2A 2W8 and on the Township website at www.seguin.ca. Please direct inquiries to the Township's Planning

Department, Phone: (705) 732-4300 or (877) 4SEGUIN (473-4846), Fax: (705) 732-6347, or E-Mail: planning@seguin.ca

Dated at the Township of Seguin March 12th, 2019.

Craig Jeffery, Clerk,
Township of Seguin

Figure 1: Key Map - Subject Land



