

NOTICE OF HEARING OF THE COMMITTEE OF ADJUSTMENT

SUBJECT LANDS: 253 Mathew Street
FILE NO: A-08-2024



The Town of Cobourg Committee of Adjustment has received a Minor Variance application from Clark Consulting Services on behalf of North Hills Corporation c/o Adrian Pepper reduce the lot frontage for the subject lands municipally known as 253 Mathew Street in accordance with Section 45 of the *Planning Act*, R.S.O. 1990, c.P.13. See Key Map below.

The Subject Property is zoned Residential 3 (R3) Zone in Comprehensive Zoning By-law #85-2003. Section 9.1.5(i) of the Zoning By-law requires a minimum lot frontage of 11 m (36 ft.). The purpose of this application is to seek to reduce the required frontage of 11.0 m to 10.7 m.

A Hearing will be held by the Committee of Adjustment on **Tuesday, September 17, 2024**, through a hybrid meeting at 4:00 PM. Please note if a party who is notified does not attend the hearing or make written submissions prior to the Hearing, the Committee can proceed and the party is not entitled to any further notice.

NOTE TO THE PUBLIC:

In-person public meetings will be convening in the 3rd Floor Council Chambers, Victoria Hall, 55 King Street West, Cobourg or if you wish to participate via Zoom Video Conference, please register with the Planning Department, via e-mail at committeeofadjustment@cobourg.ca or by phone at (905) 372-1005 no later than 4:00 pm on **Monday, September 16, 2024**. If you have limited access to technology or do not wish to participate via electronic platform, you may use a telephone and call in to participate. Alternatively, written submissions to the Municipal Clerk, 55 King Street West, Cobourg, Ontario, K9A 2M2 in advance of the Committee of Adjustment Meetings are encouraged and will be made available to any interested person at the Hearing.

The details for participating virtually in the Hearing are as follows:

Web: <https://us02web.zoom.us/j/86860433481>
Phone: +1-647-374-4685
Meeting ID: 868 6043 3481
Password: N/A

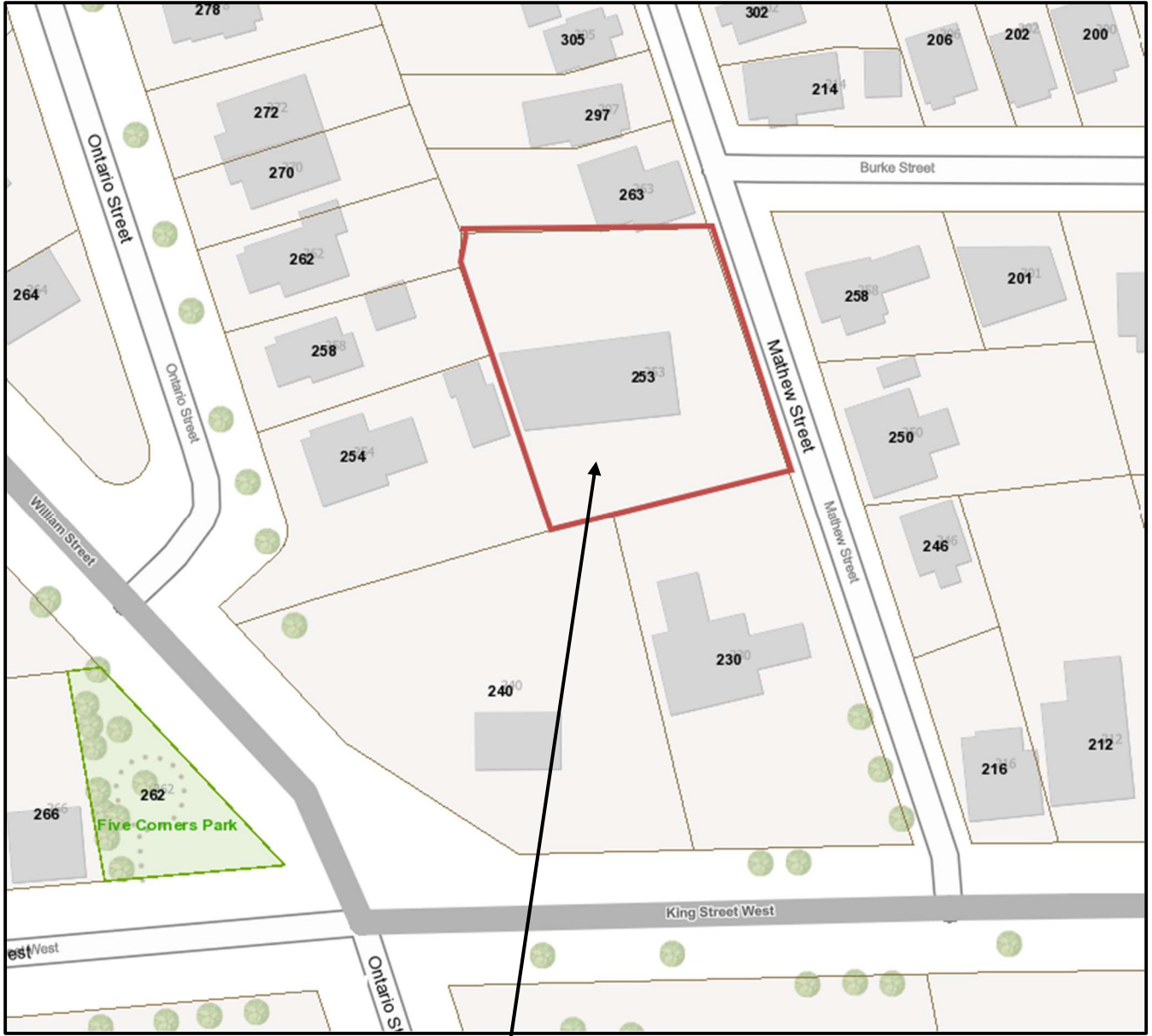
Citizens may also tune into the Town of Cobourg's eSCRIBE feed to watch the Public Meeting at www.Cobourg.ca/eSCRIBE

Additional information which will enable the public to understand the proposed application is available upon request by contacting the Town's Planning Department, Victoria Hall, 55 King Street West, Cobourg, K9A 2M2, via e-mail at committeeofadjustment@cobourg.ca or by phone at 905-372-1005 during regular office hours.

DATED THIS 6th day OF September 2024
ZONE: Residential 3 (R3) Zone

**Brent Larmer, Interim
SecretaryTreasurer**
Committee of Adjustment
committeeofadjustment@cobourg.ca
(905) 372-1005

Key Map



Subject Property: 253 Mathew Street