



COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

MINOR VARIANCE/PERMISSION APPLICATION Under Section 45 of the *Planning Act*

To be held on Wednesday, April 15, 2015, starting at 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 CentrepoinTE Drive

File No.: D08-02-15/A-00070
Owner(s): 1558758 Ontario Ltd.
Location: 1131 Teron Road
Ward: 4 - Kanata North
Legal Description: Part of Lot 5, Conc. 4
Zoning: R5A [2144] S237 and O1[2143]
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATION:

The Owner wants to demolish the existing dwelling located on the property and construct a nine-storey, 96-unit apartment building to the south of the existing Hydro Right-of-way and a three-storey, 15-unit apartment building at the south-east corner of the property, all as shown on plans filed with the Committee.

RELIEF REQUIRED:

In order to proceed, the Owner requires the Authority of the Committee for a Minor Variance from the Zoning By-law to permit a reduced southerly corner side yard setback of 3.0 metres (along Teron Road) whereas the by-law requires a minimum corner side yard setback of 6.0 metres.

It should be noted, for By-law purposes, that the 28.77 metre frontage on Teron Road is deemed to be the front lot line for this property.

THE APPLICATION indicates that the Property is not the subject of any other current application under the *Planning Act*.

YOU ARE ENTITLED TO ATTEND the Committee of Adjustment Public Hearing concerning this application because you are an assessed owner of one of the neighbouring properties. The Committee asks that any presentations be limited to five minutes or less and any exceptions will be at the discretion of the Committee Chair.

IF YOU DO NOT ATTEND this Public Hearing, it may proceed in your absence and, except as otherwise provided in the *Planning Act*, you will not be entitled to any further