



52 Seguin Street, Parry Sound, Ontario P2A 1B4
Tel: (705) 746-2101 • Fax: (705) 746-7461 • www.parrysound.ca

**Notice of a Complete Application and Public Meeting
Minor Variance Application No. A24-08 (PENCO HOMES LTD.)
11 ALBERT STREET (Roll No. 4932-040-002-04510)**

The Committee of Adjustment for Minor Variances will hold an electronic public meeting on **Wednesday August 14, 2024 at 6:00 P.M.** pursuant to Section 45 of the Planning Act.

This letter is for your information only. Persons receiving this notice are under no obligation to attend the hearing unless they so desire. Signed written submissions will be accepted by the Manager of Planning prior to the hearing. Such written submissions will be made available prior to the hearing by any interested person.

MEMBERS OF THE PUBLIC wishing to comment are **strongly encouraged** to make a **written submission** anytime prior to the hearing by email mmorrison@parrysound.ca. Members of the public wishing to make **oral submissions** to the Committee may do so through *Zoom*. The meeting will be an electronic meeting, please contact the undersigned if you wish to participate in the meeting.

ADDITIONAL INFORMATION on the proposed application can be obtained by contacting the undersigned.

THIS NOTICE has been circulated to all property owners within 60 metres of the subject property and to appropriate persons and public bodies according to Ontario Regulation 200/96 under the *Planning Act*. If you wish to be notified of the decision of the Town of Parry Sound on the proposed minor variance application, you must make a written request to the undersigned.

A copy of the decision of the Committee will be sent to the applicant and each person who appeared in person or by counsel at the hearing or who filed with the Secretary-Treasurer.

If you are the owner of any land that contains seven or more residential units, please post this notice in a location which is visible to all residents.

Explanation of the Purpose and Effect of the proposed Minor Variance Application:

The minor variance application was submitted in order to facilitate the construction of Townhouse Dwellings on the subject lands. The subject land are zoned Multiple Residential (R3) subject to Special Provision 26.43.

Special Provision 26.43 permits a 6-unit Apartment Dwelling on the subject lands.

If approved, the application would permit up to six Townhouse Dwellings on the subject lands with a total frontage of 28.0 metres instead of the required 55.0 metres of frontage as shown on the attached Application Sketch.

Dated at Parry Sound this August 2, 2024

Committee of Adjustment
Jeremy Rand
Manager of Planning, Town of Parry Sound
52 Seguin Street, Parry Sound, Ontario P2A 1B4
Telephone: (705) 746 2101 ext. 223
Fax: (705) 746 7461
E-mail: jrand@parrysound.ca

