**TOWN OF PRESCOTT**



**COMMITTEE OF ADJUSTMENT**

**NOTICE OF A PUBLIC HEARING**

**MINOR VARIANCE APPLICATION**

**Under Section 45 of the *Planning Act***

**To be held at 5:00 pm on June 6th, 2023, both in person and via electronic meeting hosted by the Town of Prescott, Ontario.**

**PURPOSE OF THE APPLICATION**

Relief is required from the requirements of Zoning By-Law 09-2009 as it applies to the minimum front yard setback and maximum lot coverage. The Town’s Zoning By-law under Section 5.4.2(a): requires a front yard setback of 7.5 metres (24.6’) and lot coverage not to exceed 35%. The request is to allow for the rebuilding of a front porch area and a new upper deck that will result in a front yard setback of 2.75 metres (9.0’) and lot coverage of 39%. This relief is to allow for more personal use of the property.

**LOCATION**

The property which is the subject of this application is located at 253 Vankoughnet Street as shown on the key map below.

**YOU ARE ENTITLED TO ATTEND** the Committee of Adjustment Public Hearing concerning this application as an assessed owner or tenant of one of the neighbouring properties. The Committee asks that any presentations be limited to 5 minutes or less and any exceptions will be at the discretion of the Committee Chair. This meeting will be held electronically so please register for the meeting through town staff.

**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 notice in the proceedings. If you have specific comments regarding these applications, you may submit a letter to the Secretary-Treasurer of the Committee at the address shown below.

**A COPY OF THE DECISION** of the Committee will be sent to the applicant/agent, and to each person who appeared in person or who was represented at the Public Hearing AND who filed a written request to receive the decision with the Secretary-Treasurer.

**ADDITIONAL INFORMATION** regarding this application is available to the public for viewing at the

Town of Prescott Municipal Building located at 360 Dibble Street West, Prescott, Ontario between the hours of 8:30 a.m. and 4:30 p.m. Monday to Friday; or you may contact the Chief Building Official at 613-925-2812 ext. 6206 or email [smerriman@prescott.ca](mailto:smerriman@prescott.ca)

**DATED**: May 23, 2023



**KEY MAP**

**Not to scale**

Matthew Armstrong

Secretary-Treasurer

Committee of Adjustment

marmstrong@prescott.ca