

**Notice Of Public Hearing**

**Application For Permission S. 45 (2) Planning Act, R.S.O. 1990, C. P. 13, S. 45(5); 1994, C. 23, S. 26 (1); O. Reg 200/96 S. 3 (1)**

**Committee Of Adjustment For The Municipality Of Hastings Highlands**

**File No. A-21-2024**

Location Of Property: 356 Ponacka Road, being Lot 21, Registrar’s Compiled Plan 2272, in the Geographic Township of Herschel

Purpose Of Application: To provide relief from Section 5.8 – Development within 100 metres (328 ft.) of a public road is permitted in a deer yard; Section 5.9.2 (i) – No development within 30 metres (98.4 ft.) of the highwater mark of a waterbody or watercourse; Section 5.9.2 (ii) – No development or site alteration within a minimum distance of 30 metres from a steep and/or unstable slope; Section 8.3 (a) (iii) – Minimum of 10 metres from front lot line in the Limited Service Residential (LSR) Zone; Section 8.3 (a) (iv) – Minimum of 10 metres (32.8 ft.) from rear lot line (i.e. inner limit of Shore Road Allowance); Section 8.3 (c) (i) – A natural vegetative buffer strip 30 metres (98.4 ft.) in width shall be maintained; and Section 26.3 (iii) – A minimum setback of 30 metres (98.4 ft.) from a lake.

Effect Of Application: To permit a 36 ft. by 36 ft. dwelling with attached 12 ft. by 36 ft. deck to be as close as +/- 23 ft. to the high-water mark and as close as +/- 30 ft. to the front lot line.

Take Notice That an application under the above file number will be heard by the Committee of Adjustment on the date, and at the time and place shown below, under the authority of Section 45 of the *Planning Act*

<b>Date:</b> Thursday, October 10, 2024	<b>Time:</b> 8:30 A.M.
<p><b>Place for Public Meeting:</b> Council Chambers, 33011 Highway 62, Maynooth, Ontario, K0L 2S0.</p> <p>Option (a): Virtual Attendance – Please contact the Building/Planning Clerk by email no later than 9:00 a.m. on the Tuesday before the scheduled meeting at <a href="mailto:jjardine@hastingshighlands.ca">jjardine@hastingshighlands.ca</a> or at 613-338-2811 ext. 222. You will be provided with an invitation to join the meeting using your computer or telephone. It is the responsibility of the interested member of the public to have technology in place to connect to the meeting. Please indicate the file number above.</p> <p>Option (b): In Writing – We encourage you to communicate by forwarding written comments to the Secretary-Treasurer at <a href="mailto:jjardine@hastingshighlands.ca">jjardine@hastingshighlands.ca</a> or by letter delivered to the Municipal Office no later than 9:00 a.m. on the Tuesday before the scheduled meeting. Please indicate the file number above.</p> <p>Option (c): In-Person Attendance – Although it is possible for members of the public to attend a meeting in-person, seating in Council Chambers is limited.</p> <p>If you wish to view the public meeting in real time, but do not wish to speak to the application, the meeting will be hosted on the Municipality’s YouTube Channel. The meeting will also be recorded and available after the meeting for public viewing on the same platform.</p>	

**Land Description:** A description of the subject land, or a key map showing the location of the subject land, is attached.

**Additional Information:** Additional information regarding the application will be available for public inspection by email request to [jjardine@hastingshighlands.ca](mailto:jjardine@hastingshighlands.ca) or by mail to the Municipal Office, 33011 Highway 62, P. O. Box 130, Maynooth, Ontario, K0L 2S0 or in person by appointment only.

**Other Applications:** The subject land is the subject of an application under the Act for:

<input type="checkbox"/>	Approval of Plan of Subdivision	(under Section 51)	File Number:
<input type="checkbox"/>	Consent	(under Section 53)	File Number:
<input type="checkbox"/>	Minor Variance	(Under Section 45(1))	File Number

**Public Hearing:** You are entitled to attend this public hearing virtually by telephone conference or you may be represented by counsel or an agent to give evidence about this application. Signed, written submissions that relate to an application shall be accepted by the secretary before or during the hearing of the application as noted above and shall be available to any interested person for inspection at the hearing. *Statutory Powers Procedure Act*.

**Failure To Attend Hearing:** 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 proceeding. *Statutory Procedure Act*, R.S.O. 1990, c. S. 22, s. 7 (1).

**Notice Of Decision:** A certified copy of the decision, together with a notice of the last day for appealing to the Local Planning Appeal Tribunal shall be sent, not later than 10 days from the making of the decision, to the applicant, and to each person or their counsel who appeared virtually at the hearing and who filed with the secretary a written request for notice of the decision. *Planning Act*, R. S. O. 1990, C. p. 13, S. 45 (10). Note: an application can only be appealed by the applicant, a public body or specified person.

Dated this 26<sup>th</sup> day of September, 2024.

John Jardine, Alternate Secretary-Treasurer

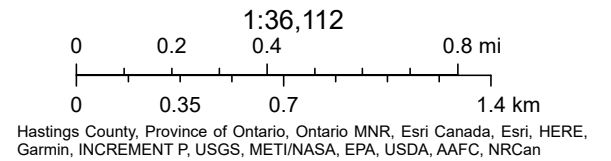
Individuals who submit comments should be aware that any personal information contained within their communications may become part of the public record and may be made available through the Committee of Adjustment agenda process which includes publication on the municipality’s meetings portal.

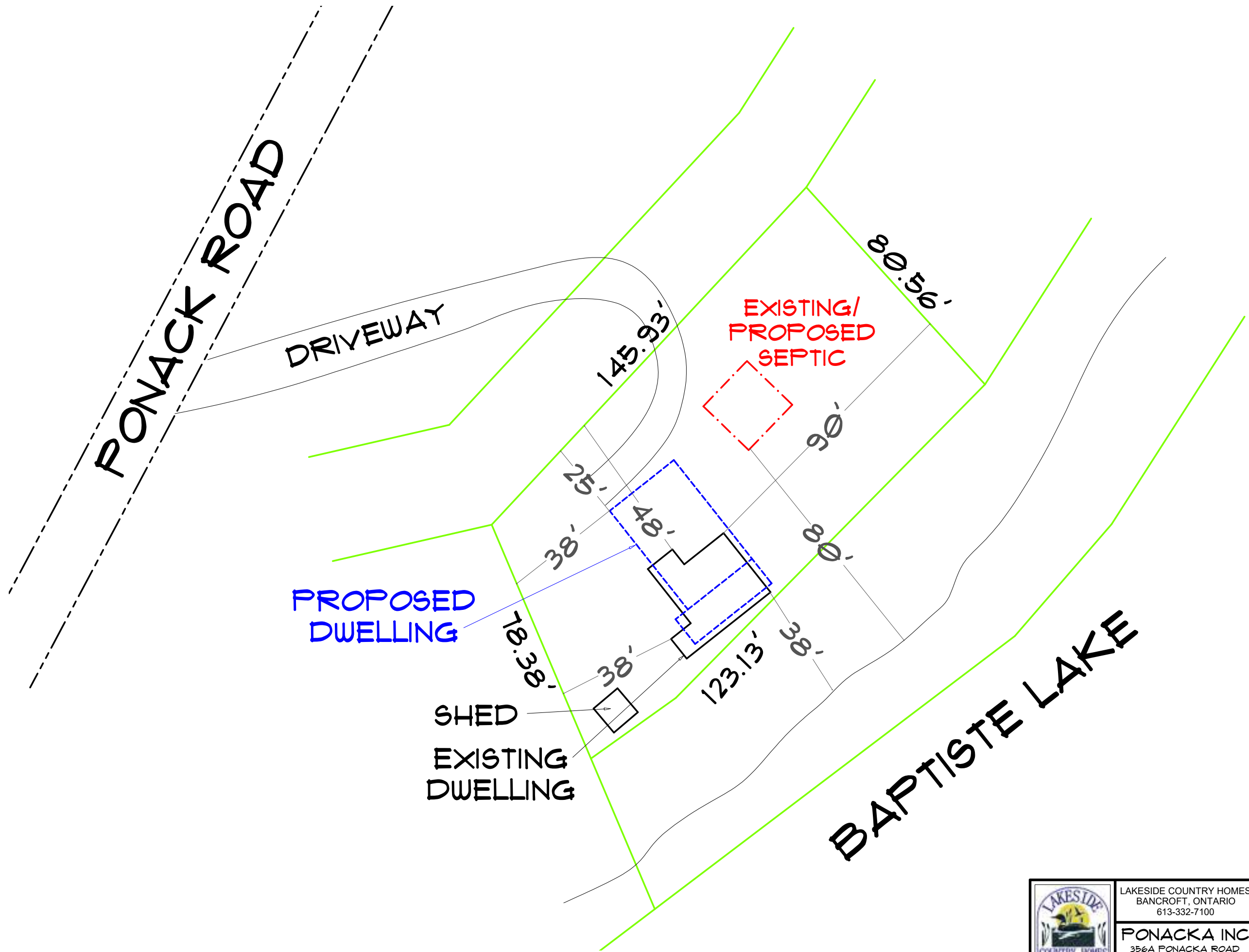
# 356 Ponacka Road Key Map



2024-09-26, 9:45:52 a.m.

- |                           |   |                                      |                         |
|---------------------------|---|--------------------------------------|-------------------------|
| Override 1                | Rural Residential (RR)                    | Waterfront Residential (WR)          | Rural Industrial (RI)   |
| Roll Number_Query result  | Residential Second Density (R2)           | Recreational/Resort Commercial (RRC) | Community Facility (CF) |
| Roads                     | Limited Service Residential (LSR)         | Environmental Protection (EP)        | Waste Disposal (WD)     |
| Hastings Highlands Zoning | Limited Service Residential Island (LSRI) | Rural Commercial (RC)                | Property Information    |
| Marginal Agriculture (MA) |   |                                      |                         |





LAKESIDE COUNTRY HOMES  
 BANCROFT, ONTARIO  
 613-332-7100

SCALE: AS SHOWN  
 DATE ISSUED: 21-MAY-24

DRAWN BY: TODD BERTRAM  
 BCIN: 40215  
 DWG#: A1

**PONACKA INC**  
 356A PONACKA ROAD  
 HASTINGS HIGHLANDS

LOT LAYOUT