

TAKE NOTICE THAT the Town of Midland deemed the following application to amend the Town's Zoning By-law 2004-90, as amended, a "Complete" Application under Subsection 34 of the *Planning Act*, R.S.O. 1990, c. P.13 on the 10th day of June, 2019.

Owner: Macquinton Holdings

Application No.: ZBA-04-19

Location: 219 Queen Street (See Location Map)

THE PURPOSE AND EFFECT of the proposed Zoning By-law Amendment:

The purpose of the Application is to amend Zoning By-law 2004-90 on a site-specific basis for the subject property to rezone the property from the **Residential Zone - R2**, to a site-specific **Residential Apartment Exception Zone – RA-X**. The purpose of the proposed RA-X Exception Zone is to permit the conversion of the existing 2-unit dwelling to a 4-unit dwelling with the following site-specific performance standards. The site specific performance standards include a reduction for the required lot frontage from 40 metres to 18.29 metres, a reduction for the interior yard setback from 12 metres to 7.6 metres, a reduction of the interior yard setback from 6 metres to 0.8 metres, a reduction in the required parking spaces from 6 spaces to 4 spaces, a reduction in the parking space dimension width from 2.8 metres to 2.5 metres, and an increase in driveway width from 8.5 metres to 10.2 metres. The site-specific provisions are recognizing the existing building footprint which is not proposed to change as per the subject application.

TAKE NOTICE that the Application for an amendment to the Town of Midland Zoning By-law will be considered at a future Public Hearing, the date of which has not been set, and that Notice of the Public Hearing will be provided in accordance with and pursuant to the *Planning Act*.

AND FURTHER TAKE NOTICE that pursuant to Subsections 34(10.7) and 51(19.4) of the *Planning Act*, the files for the applications are part of the public record and are available to the public for inspection. Any person wishing further information and material or clarification with regard to the applications or to arrange to inspect the files should contact the Planning and Building Services Department at (705)526-4275 extension 2217. Plans and documents submitted in support of the Complete Application may be viewed in the Planning and Building Services Department or by navigating to <http://www.midland.ca/Pages/Current-Development-Projects.aspx>. Please check the website regularly for status and updates. If you are submitting letters, faxes, emails, presentations or other communications with the Town concerning these applications, you should be aware that your name and the fact you communicated with the Town will become part of the public record. The Town will also make your communication and any personal information in it available to the public, unless you expressly request the Town to remove it.

For more information about this matter, including information about preserving your appeal rights, contact the Department of Planning & Building Services at planning@midland.ca or (705) 526-4275 extension 2215.

Dated at the Town of Midland this 10th day of June, 2019.

Wesley R. Crown, MCIP, RPP
Director of Planning and Development

Location Map

