



**COMMITTEE OF ADJUSTMENT
PUBLIC NOTICE OF HEARING
SUBMISSION NO. A29/22**

TAKE NOTICE that an application has been received from **V.A. Architect Inc., c/o Abhay Vaid on behalf of Mohinder Tahlan** for a minor variance from Zoning By-law 2009-141, pursuant to Section 45 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended.

IN THE MATTER OF the premises described as PLAN M266 LOT 281 and known municipally as **46 Hickling Trail** in the City of Barrie.

This property is zoned Residential Single Detached Dwelling Third Density (R3).

This application, if granted by the Committee of Adjustment, will serve to permit a reduction in the minimum required side yard setback to a deck.

The applicant is seeking the following minor variance(s):

- 1. To recognize a side yard setback of 0.3 metres, whereas the Comprehensive Zoning By-law 2009-141, under subsection 5.3.5.2, requires a minimum side yard setback of 0.6 metres.**

TAKE FURTHER NOTICE that the Committee of Adjustment public hearing has been scheduled for **Tuesday, February 28, 2023**. This public meeting will be held in a virtual forum with electronic participation. The application and others will be heard commencing at **5:00 p.m. via ZOOM**.

To participate in the virtual planning meeting, you will need access to a computer with internet service or a telephone. For information on how to register for the meeting please go to: www.barrie.ca/cofa.

Notices are sent to all property owners shown on the last assessment records within 60m of the subject property.

Although this is a public hearing, you are not required to attend unless you wish to speak to the application. If you have specific comments regarding this application, you may submit comments to the Secretary-Treasurer of the Committee of Adjustment at cofa@barrie.ca.

Every attempt should be made to file your submission six days prior to the Public Hearing date. Notice of the decision will be provided to each person who appeared in person or by authorized representative at the hearing and who files with the Secretary-Treasurer a written request for notice of the decision. If you do not attend, the hearing will proceed in your absence and you will receive no further notice. You must register and attend the hearing to receive further notice.

For more information on the application, including plans filed with the application, please email cofa@barrie.ca.

Inquiries by phone can be made through Service Barrie at (705) 726-4242 during regular business hours. If you require any language interpreters, the City of Barrie, upon request, will provide language interpreters at the public hearing.

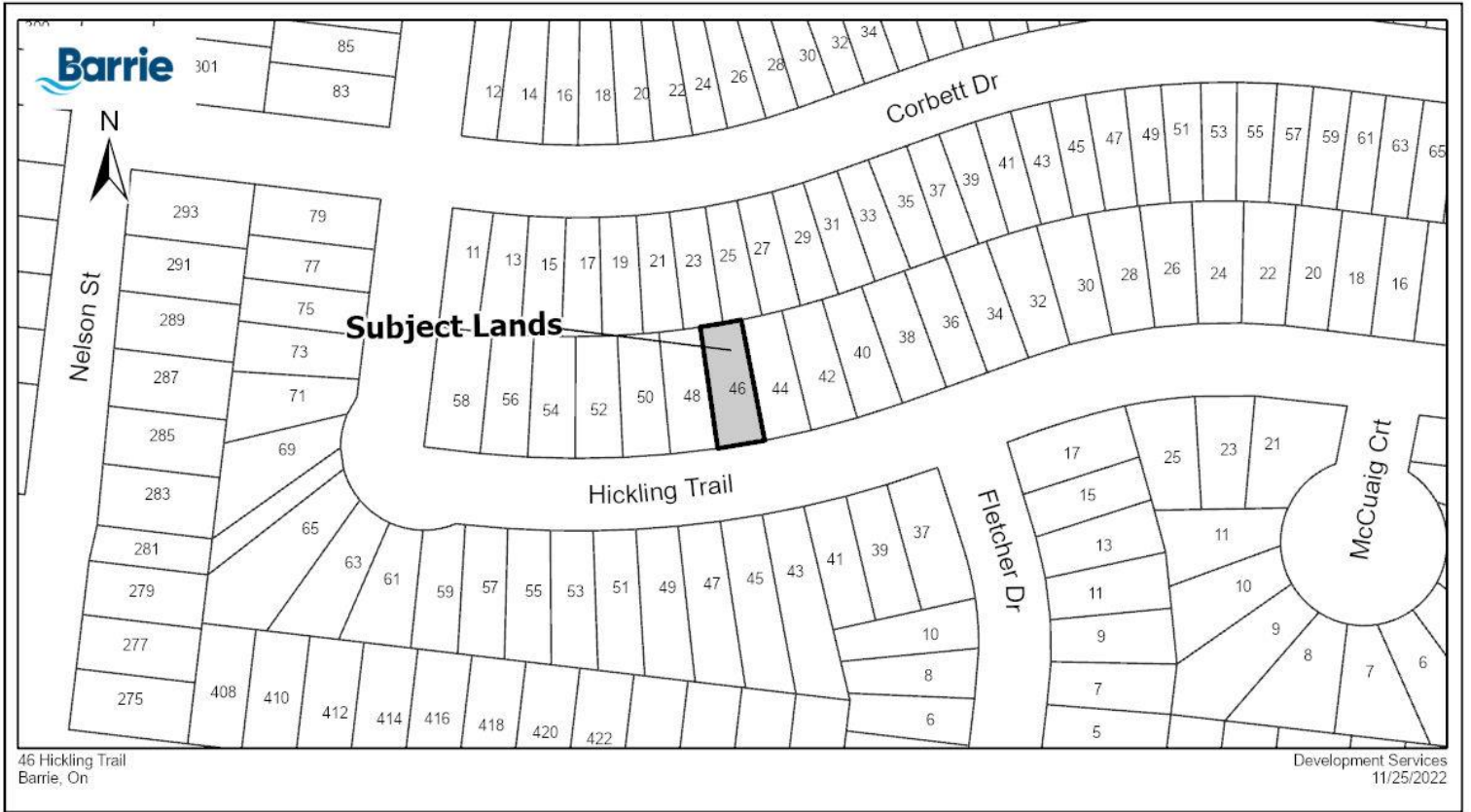
To view this notice online, please visit our website at www.barrie.ca/cofa

Dated: February 13, 2023

Janice Sadgrove
Secretary-Treasurer



COMMITTEE OF ADJUSTMENT
KEY MAP
A29/22 – 46 HICKLING TRAIL

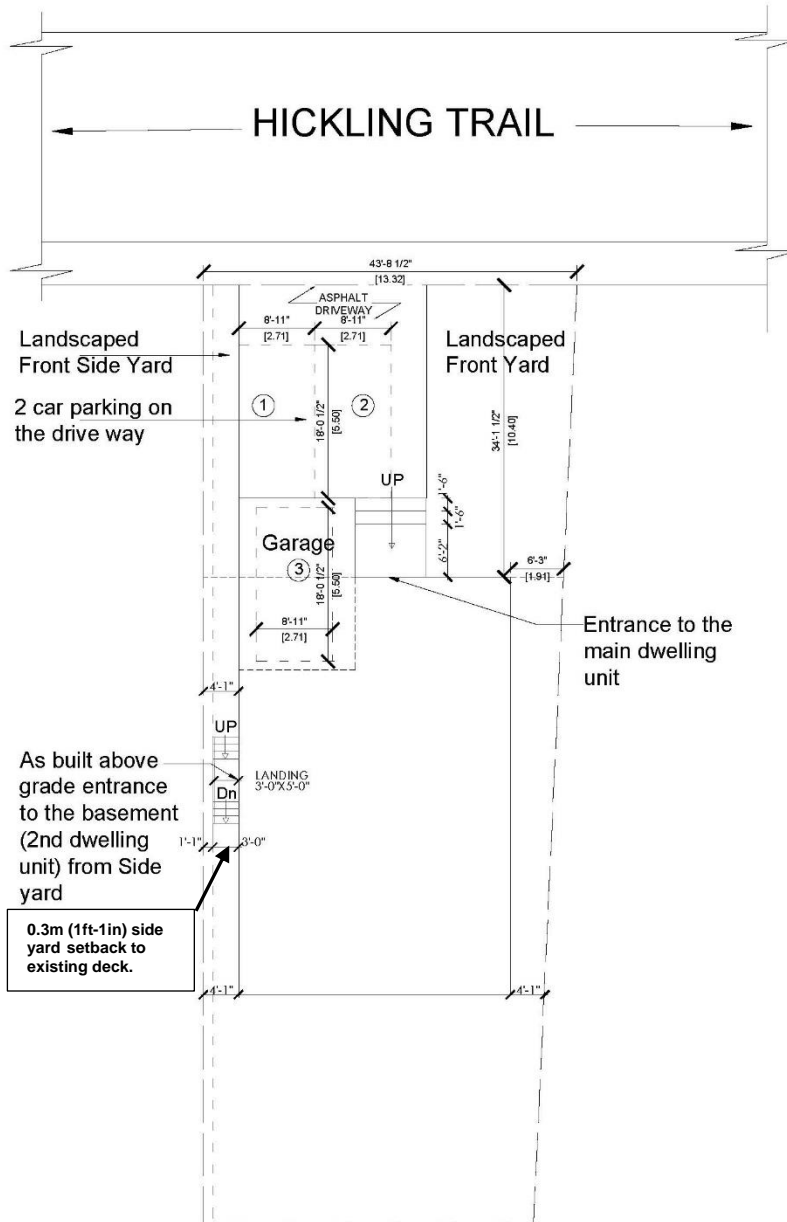




COMMITTEE OF ADJUSTMENT
SITE PLAN
A29/22 – 46 HICKLING TRAIL

SITE STATISTICS

FRONT YARD AREA - 1,463 SQ. FT. (135.9 SQ. M.)
 PARKING/ ASPHALT DRIVE WAY AREA - 548 SQ. FT. (50.9 SQ. M.)
 PARKING/ ASPHALT DRIVE WAY % AGE AREA OF FRONT YARD - 37.4 %



SITE PLAN - 46 HICKLING TRAIL

DESIGNED AND DRAWN FOR CONSTRUCTION WITHIN WORKSPACE ARE THE PROPERTY OF V.A. ARCHITECT INC. THE GOVERNMENT IS NOT RESPONSIBLE FOR THEM.
 ANY REVISIONS TO THIS PLAN MUST BE APPROVED BY THE ARCHITECT AND THE CLIENT. ANY CHANGES MADE TO THIS PLAN WITHOUT THE ARCHITECT'S APPROVAL ARE AT THE CLIENT'S RISK.
 THE ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT.
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DATE	DESCRIPTION	BY
Apr 20 2022	Issued for Client review	
Apr 26 2022	Issued for Permit	
Apr 14 2022	Re issued for Permit	
Jul 20 2022	Re issued for Permit	
Sep 10 2022	Re issued for Permit	
Oct 03 2022	Re issued for C of A RV	
Nov 09 2022	Re issued for C of A RV	

Client:	CLAIRPORT KITCHEN
Project:	BASEMENT APARTMENT
Address:	46 HICKLING TRAIL, BARRIE
Sheet Title:	SITE PLAN

Drawn:	AW	Sheet No:	A100
Checked:	AW	Approved:	
Date:	01 APR 2022	Date:	
Scale:	1/16" = 1'-0"	Project No:	2022-030