

July 25, 2024

**Minor Variance Application
Notice of Public Hearing**

Hearings are held in a hybrid format which permits in-person attendance or remote electronic participation. The Township will continue to livestream Public Hearings over the internet for public viewing and participation. Protocols have been established to advise how to electronically participate at public hearings. Please refer to the Township’s website (oro-medonte.ca) for Public Hearing viewing and participation information.

Hearing Date: August 7, 2024
Time: 6:30 pm
Location: Township of Oro-Medonte Council Chambers
148 Line 7 South, Oro-Medonte ON L0L 2E0
Application: 2024-A-39
Owner: William Glover & Tammi Dean
Subject Lands: 121 Brambel Road

Purpose: The applicants have demolished the existing dwelling and are proposing to build a new single detached dwelling. The applicants are seeking relief to the following sections of Zoning By-law 97-95:

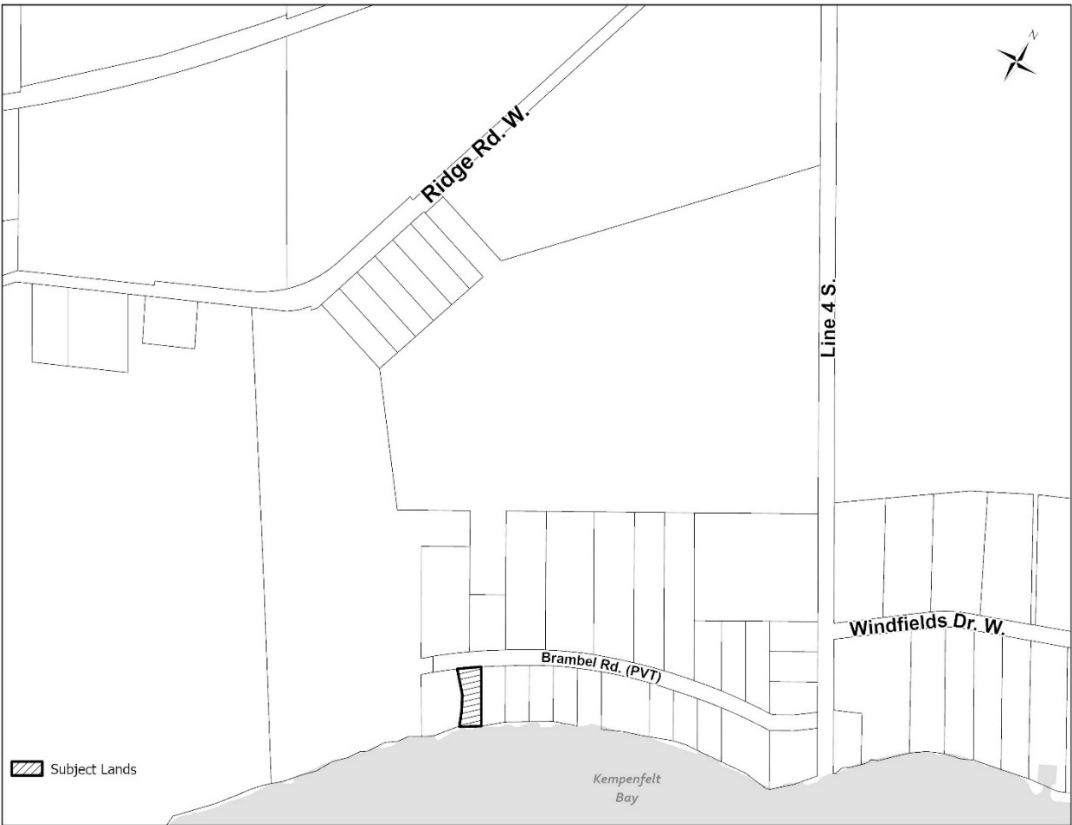
Section 5.1.2 – Timing of Construction

Required: No detached accessory building or structure shall be erected on a lot prior to the erection of the main building on the lot.	Proposed: There is an existing garage, existing retaining walls, and an existing boathouse to remain prior to the construction of the new single detached dwelling.
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Section 5.31 – Setback from Slopes

Required: 23.0 metres (75.5 feet)	Proposed: 14.7 metres (48.22 feet)
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Location Map:



Have Your Say:

Input on the application is welcome and encouraged. For specific details regarding public participation during the meeting please check the Township website at <https://www.oro-medonte.ca/municipal-services/planning-information>.

Written submissions can be made by:

1. Emailed to planning@oro-medonte.ca prior to or during the Public Hearing;
2. Dropped in the drop box at the Township Administration Office on Line 7 South;
3. Faxed to (705) 487-0133; or,
4. Mailed through Canada Post.

You can watch a live stream of the hearing on the Township's [YouTube Channel](#) (this link will not allow you to speak during the meeting).

Individuals who submit letters and other information to Council and its advisory bodies should be aware that all information, including contact information, contained within their communications may become part of the public record and may be made available through the agenda process, which includes publication on the Township's website.

If a specified person or public body has the ability to appeal the decision of the Development Services Committee for the Township of Oro-Medonte in respect of the proposed minor variance to the Ontario Land Tribunal but does not make written submissions to the Development Services Committee for the Township of Oro-Medonte before it gives or refuses to give an approval, the Tribunal may dismiss the appeal.

If you wish to be notified of the decision of the Development Services Committee in respect of the proposed minor variance, you must make a written request to the Township of Oro-Medonte Development Services Committee.

Notwithstanding the above, subsection 45(12) of the Planning Act defines the parties that are eligible to appeal the decision to the Ontario Land Tribunal.

Written submissions/requests should be directed to:

Township of Oro-Medonte
148 Line 7 South
Oro-Medonte, Ontario L0L 2E0
Attn: Secretary Treasurer, Development Services
planning@oro-medonte.ca

More Information:

For further information, please contact the Secretary-Treasurer during regular office hours Monday to Friday 8:30 a.m. to 4:30 p.m. A copy of the Staff Report will be available to the public on August 2, 2024 on the Township's Web Site: www.oro-medonte.ca or from the Development Services Department.

Andy Karaiskakis
Secretary-Treasurer

SITE BENCHMARK
TOP OF WELL CASING
ELEV=230.96

BRAMBEL ROAD

PROPOSED DRIVEWAY

PROPOSED HOUSE
311.80m²
F.F. 232.12
E.L. 230.35
T.F.W. 230.35
B.S. 228.73
U.S.F. 228.42
G.F. 230.20

EXISTING HOUSE TO BE DEMOLISHED.

EXISTING SEPTIC TANK TO BE REMOVED.

LIMIT OF WORKS SHORELINE
WORKS UNDER SEPARATE LSRCA PERMIT

TERMINATE SWALE AT TOP OF SLOPE C/W 1.0m WIDE X 2.0m LONG 150mm# RIP RAP PLACED ON 270° FILTER FABRIC, TO DIFFUSE RUNOFF

ANNUAL HIGH WATER MARK 219.15.

LAKE SIMCOE

EXISTING COOK

The retaining walls and boathouse are not subject to this application

NOTE: ALL DISTURBED AREAS TO RECEIVE A MINIMUM 150mm OF TOPSOIL AND SEED OR NURSERY SOD.