

MINOR VARIANCE APPLICATION #A01-25

Please take note that under Section 45(1) of the Planning Act, the Committee of Adjustment for the Township of Guelph/Eramosa will be holding a Public Hearing to consider the following application:

SUBJECT 5438 Wellington Road 26, Township of Guelph/Eramosa
PROPERTY: CON 7 E PT LOT 14 RP 61R719; PART 1

REQUESTED RELIEF:

1. Relief from Section 3 of Zoning By-law 40/2016, as amended, to permit a modification to the definition of “Home Occupation – Trade” to include automobile maintenance and engine repair whereas the current definition specifically excludes automobile-related uses.
2. Relief from Section 4.12.3.1 of Zoning By-law 40/2016, as amended, to permit a Home Occupation – Trade with a gross floor area of 105.91m² (1,140ft²), whereas the maximum gross floor area is 100m² (1076ft²).
3. Relief from Section 3 and Section 4.12.3.7 of Zoning By-law 40/2016, as amended, to allow a Home Occupation – Trade to be located within an attached garage, whereas a “Home Occupation – Trade” is to be located in an accessory building detached from the main dwelling unit.

PUBLIC HEARINGS WILL BE HELD IN-PERSON AND VIRTUALLY THROUGH ZOOM.

If you would like to attend the meeting virtually, please download the Zoom app to access the meeting using your smart phone device or use the following link to download “Zoom Client for Meetings” to access the meeting using your computer or tablet: https://zoom.us/download#client_4meeting

DATE/TIME: Wednesday, April 23rd, 2025, at 2:00p.m.

IN PERSON: Township Office (Council Chambers) - 8348 Wellington Rd. 124, Rockwood.

VIA ZOOM: Use the following URL to join from a PC, Mac, iPad, iPhone or Android device:

<https://us02web.zoom.us/j/88182260943?pwd=HvNHZGevBN8Lea9rcubmFhKS w6VNxZ.1>

To join by telephone call: +1 647 558 0588

Webinar ID: 881 8226 0943 **Passcode:** 380866

HOW DO I PARTICIPATE AND/OR PROVIDE COMMENT ON THE APPLICATION?

DELEGATE: Pre-register as a delegate to speak or make comment during the hearing by emailing your request to aroger@get.on.ca. Delegates will be provided with instructions on how to speak during the hearing.

IN WRITING: Written comments on the application may be submitted in person, by mail, or through email to the Secretary-Treasurer of the Committee of Adjustment (undersigned). Note that comments provided are part of the public record and may be posted on the Township’s website and/or made available to the public upon request.

WHERE DO I FIND MORE INFORMATION?

For more information, visit the Township’s Current Planning Applications webpage at: <https://www.get.on.ca/current-planning-applications>. Scroll to the bottom of the page to view the full Minor Variance Application, including associated drawings.

AGENDA: Visit the following webpage one week prior to the meeting date to view the meeting agenda: <https://www.get.on.ca/township-services/committee/adjustment/meetings>

WRITTEN NOTICE: To receive a copy of the Notice of Decision, you *must* make a written request to the Secretary-Treasurer of the Committee of Adjustment (undersigned).

Dated at the Township of Guelph/Eramosa
this 3rd day of April 2025.


Amanda Roger, Secretary-Treasurer
8348 Wellington Rd 124, P.O. Box 700,
Rockwood, ON N0B 2K0
Email: aroger@get.on.ca
Telephone: 519-856-9596 Ext. 112
Fax: (519) 856-2240

