

**NOTICE OF PUBLIC HEARING  
OF APPLICATION FOR CONSENT AND LOT ADDITION  
TOWNSHIP OF NIPISSING  
COMMITTEE OF ADJUSTMENT**

**RE AN APPLICATION BY: PROPERTY OWNERS LEONARD AND LUCILLE WATSON.**

**LOCATION OF PROPERTY: 344 HAZELGLEN ROAD; PART LOTS 1 AND 2, CONCESSION 11, TOWNSHIP OF NIPISSING, DISTRICT OF PARRY SOUND.**

**PURPOSE AND EFFECT OF APPLICATION: The purpose of the application is to:**

- 1. Recreate two original Township lots of approximately 40 hectares in lot area – refer to Key Map 1.**
- 2. Complete a lot addition between the two original Township lots – refer to Key Map 2.**

**The effect of the application is that the subject lands will consist of two properties, with one new lot being created on the subject lands.**

- The resulting “Severed Lot” shown on Key Map 2 is to have a lot area of 48.3 hectares and a lot frontage of 497.9 metres. The resulting “Severed Lot” will contain the existing dwelling and a storage building.**
- The resulting “Retained Lot” shown on Key Map 2 is to have a lot area of 37.7 hectares and a lot frontage of 167.3 metres. The resulting “Retained Lot” will be vacant.**

**TAKE NOTICE** that an application under the above file number will be heard by the Committee on the date, and at the time and place shown below.

**DATE August 16, 2022**

**Time 6:00 p.m.**

**ADDRESS**

**Township of Nipissing Community Centre  
2381 Highway 654**

**PUBLIC HEARING** – You are entitled to attend this public hearing in person to express your views about this application or you may be represented by counsel for that purpose. If you are aware of any person interested in or affected by this application who has not received a copy of this notice you are requested to inform that person of this hearing. If you wish to make written comments on this application they may be forwarded to the secretary-treasurer of the committee at the address shown below.

**FAILURE TO ATTEND HEARING** - If you do not attend at the 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 proceedings.

**NOTICE OF DECISION** – If you wish to be notified of the decision of Township of Nipissing Committee of Adjustment in respect of the proposed consent, you must make a written request to The Township of Nipissing Committee of Adjustment at 45 Beatty Street, Nipissing ON, P0H 1W0.

**NOTES REGARDING YOUR RIGHTS**

If a person or public body that files an appeal of a decision of Township of Nipissing Committee of Adjustment in respect of the proposed consent does not make written submissions to Township of Nipissing Committee of Adjustment before it gives or refuses to give a provisional consent, the Local Planning Appeal Tribunal may dismiss the appeal.

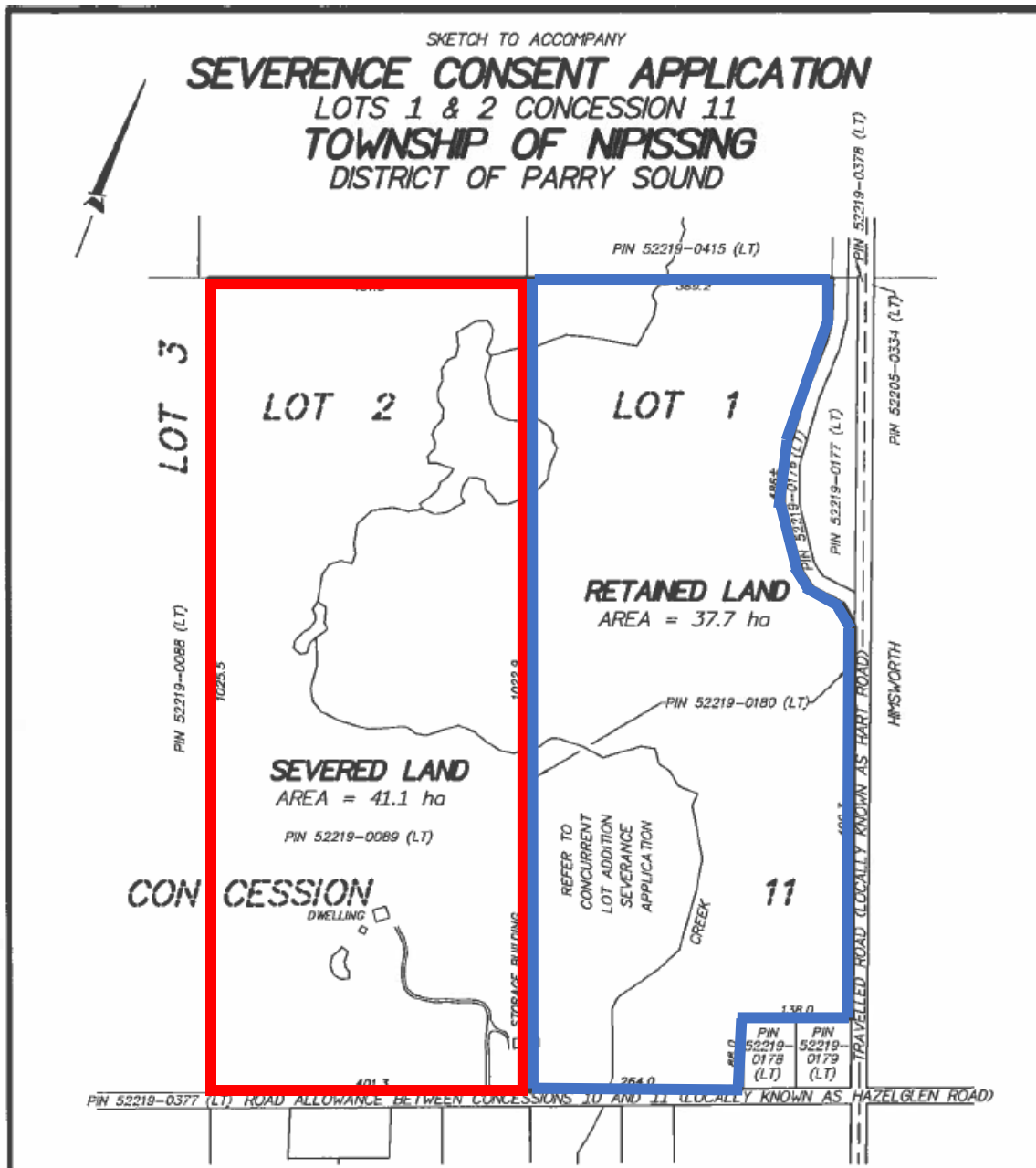
Dated this 27<sup>th</sup> day of July, 2022.

**FOR MORE INFORMATION**

Additional information is available for inspection at the Municipal Office by contacting John-Paul Negrinotti at 705-724-2144 or by email at [edo@nipissingtownship.com](mailto:edo@nipissingtownship.com) quoting File Number C2022-04 and C2022-05. Please note that alternative participation options are available.

John-Paul Negrinotti  
Secretary-Treasurer  
Township of Nipissing Committee of Adjustment  
45 Beatty Street  
Nipissing, Ontario P0H 1W0

**KEY MAP 1**



**KEY MAP 2**

