



**CORPORATION OF THE TOWN OF GODERICH  
COMMITTEE OF ADJUSTMENT  
ELECTRONIC PUBLIC HEARING NOTICE**  
Planning Act (RSO 1990), s. 53(5)

TAKE NOTICE that the Town of Goderich Committee of Adjustment will hold an electronic public hearing at the Town of Goderich Municipal Offices (57 West Street, Goderich) on **March 2<sup>nd</sup>, 2023 at 1:00pm**.

To consider a proposed Consent under Section 53 of the Planning Act (RSO 1990), as described below and shown on the attached map.

APPLICANT: Kevin Talbot  
OWNER: Dawn Mario Nimmo  
FILE(S): GOD C01-23  
LOCATION OF PROPERTY: 46 Elgin Ave E, Goderich; described as Pt Lot 322 & 370, Plan 457 in the Town of Goderich.

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**Purpose and Effect:**

The purpose of the consent application is to create a new lot. There is currently an existing dwelling on the proposed northern, retained lot. The proposed southern, severed lot is currently a rear yard for the through lot, which contains a frame shed / garage. The subject lands are designated Residential in the Town's Official Plan, and are zoned Low Density Residential (R2) in the Town's Zoning By-law. A related minor variance application GOD MV02 – 23 has been received and is also being circulated for comment. A sketch site plan drawing provided by the applicant is attached to this notice.

**Public Hearing**

The Town of Goderich Committee of Adjustment is holding meetings electronically. You can attend this public hearing by phone or by electronic means to express your views about this application or you may be represented by counsel for that purpose.

For those persons who wish to participate orally at the hearing, there is an option to join the electronic hearing; please contact Jason Dykstra, Secretary Treasurer of the Committee of Adjustment for the Town of Goderich at [jdijkstra@goderich.ca](mailto:jdijkstra@goderich.ca) .

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 submit comments on this application by mail, they may be forwarded to the secretary-treasurer of the committee at the address shown below.

If you are an owner of any land containing seven or more residential units you are requested to post this notice in a location that is visible to all of the residents.

### **Failure to Attend**

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 the Committee of Adjustment in respect of this application, you must submit a written request to the Committee of Adjustment. This will also entitle you to be advised of a possible Ontario Land Tribunal hearing in the event the decision on this application is appealed.

### **Additional Information and Comments**

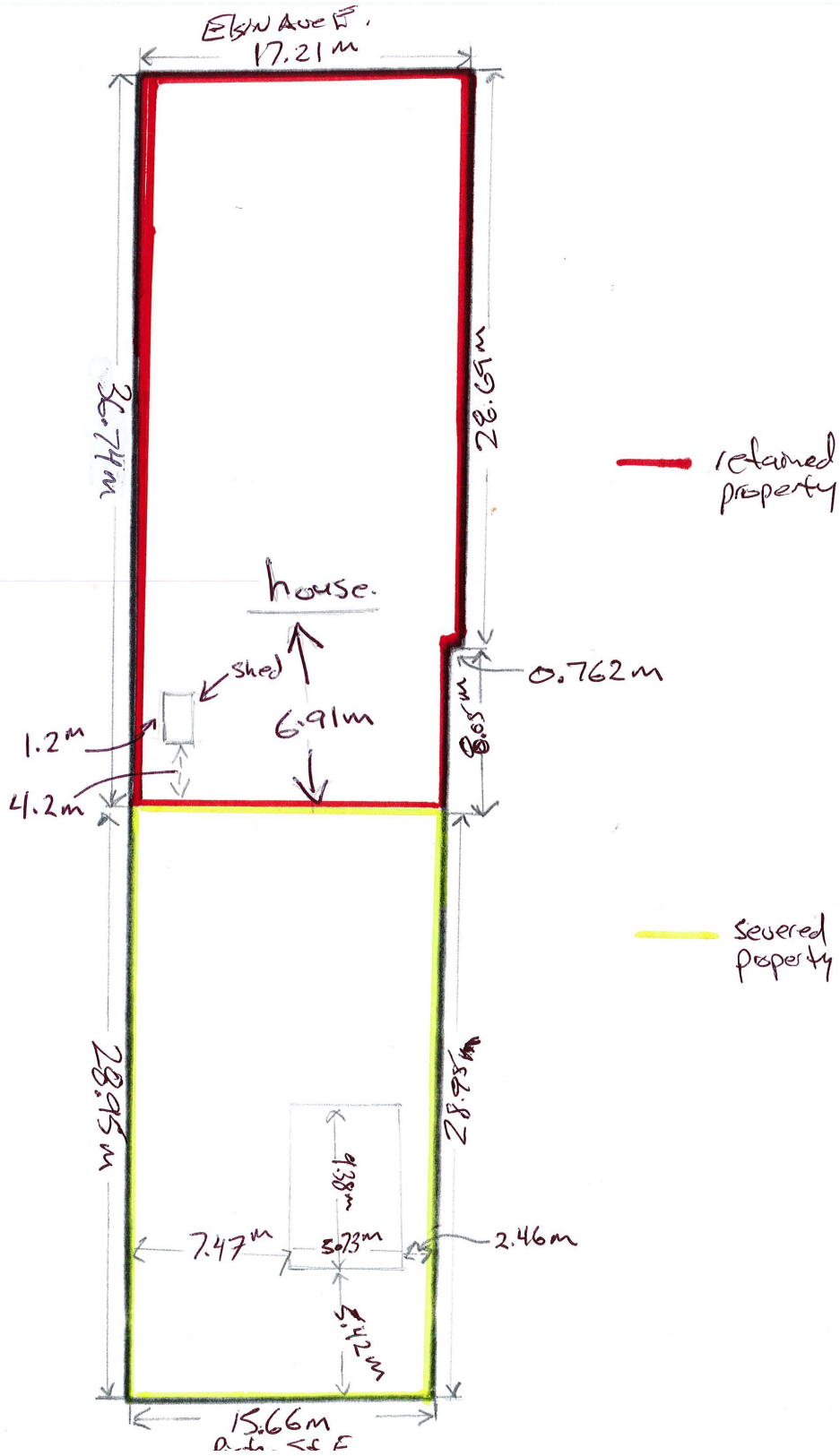
Additional information relating to the proposed minor variance is available by contacting the Planner and on the Town's website here: <https://www.goderich.ca/en/town-hall-and-services/applications-received.aspx>.

Please provide any comments in writing to the Planner, Victor Kloeze by email to [vkloeze@huroncounty.ca](mailto:vkloeze@huroncounty.ca), no later than February 23<sup>rd</sup> to allow them to be included in the agenda and incorporated into the planning report.

Dated at the Town of Goderich this 15th Day of February, 2023

Jason Dykstra, Secretary/Treasurer of the Committee of Adjustment,  
Town of Goderich, 57 West St., Goderich, ON N7A 2K5

Figure 1. Severance Sketch, provided by the applicant



**Figure 2. Location of Subject Property**

