



## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

### CONSENT APPLICATIONS Under Section 53 of the *Planning Act*

To be held on Wednesday, November 21, 2018, starting at 1:00 p.m.  
Ben Franklin Place, The Chamber, Main Floor, 101 CentrepoinTE Drive

**File Nos.:** D08-01-18/B-00381 to D08-01-18/B-00383  
**Owner(s):** R.A.M.D. Holdings Inc.  
**Location:** 79, 81 and 83 Daly Avenue  
**Ward:** 12 - Rideau-Vanier  
**Legal Description:** Part of Lot 4 (North Daly Avenue), Registered Plan 6  
**Zoning:** R4T S69  
**Zoning By-law:** 2008-250

#### PURPOSE OF THE APPLICATIONS:

The Owner wants to subdivide its property into three separate parcels of land in order to establish separate ownerships for each unit of the existing three-unit townhouse dwelling.

#### CONSENT IS REQUIRED FOR THE FOLLOWING:

In order to do this, the Owner requires the Consent of the Committee for Conveyances. The property is shown as Parts 1 to 3 on a Draft 4R-Plan filed with the applications and the separate parcels will be as follows:

File No.	Frontage	Depth	Area	Part No.	Municipal Address
B-00381	7.04 m	20.02 m	135.6 m <sup>2</sup>	1	79 Daly Ave., one unit
B-00382	6.76 m	19.96 m	134.5 m <sup>2</sup>	2	81 Daly Ave., one unit
B-00383	6.42 m	19.90 m	134.0 m <sup>2</sup>	3	83 Daly Ave., one unit

Approval of these applications will have the effect of creating three separate parcels of land. All the parcels will not be in conformity with the requirements of the Zoning By-law and in order to regularize the existing situation, Minor Variance Applications D08-02-

18/A-00377 to D08-02-18/A-00379 have been filed and will be heard concurrently with these applications.

**THE APPLICATIONS** indicate that the Property is not the subject of any other current applications under the *Planning Act*.

**YOU ARE ENTITLED TO ATTEND** the Committee of Adjustment Public Hearing concerning these applications because you are an assessed owner of one of the neighbouring properties. The Committee asks that any presentations be limited to five minutes or less and any exceptions will be at the discretion of the Committee Chair.

**IF YOU DO NOT ATTEND** this Public 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. If you have specific comments regarding these applications, you may submit a letter to the Secretary-Treasurer of the Committee at the address shown below, and such written submissions shall be available for inspection by any interested person. Information you choose to disclose in your correspondence, including your personal information, will be used to receive your views on the relevant issues to enable the Committee to make its decision on this matter. The information provided will become part of the public record. Every attempt should be made to file your submission five days prior to the Public Hearing date.

**IF YOU WISH TO BE NOTIFIED** of the Decision of the Committee of Adjustment in respect of the proposed consent, you must make a written request to the Secretary-Treasurer of the Committee of Adjustment at the address shown below. This will also entitle you to be advised of a possible Local Planning Appeal Tribunal Hearing. Even if you are the successful party, you should request a copy of the Decision since the Committee of Adjustment's Decision may be appealed to the Local Planning Appeal Tribunal by the Applicant or another member of the public.

**IF A PERSON OR PUBLIC BODY THAT FILES AN APPEAL** against a decision of the Committee of Adjustment in respect of the proposed consent has not made a written submission to the Committee of Adjustment before it gives or refuses to give consent, the Local Planning Appeal Tribunal may dismiss the appeal.

**ADDITIONAL INFORMATION** regarding these applications is available online at [www.ottawa.ca/cofa](http://www.ottawa.ca/cofa), by navigating to "Public Hearings" and selecting the Panel 1 agenda under the applicable Hearing date. The website also contains additional information about the mandate of the Committee and its processes.

The complete file is available to the public for viewing at the Committee office (Ben Franklin Place, 101 Centrepointe Drive, 4th Floor) between the hours of 8:00 a.m. and 4:00 p.m. Monday to Friday; or you may contact the Committee of Adjustment at 613-580-2436.

DATED: November 5, 2018

Committee of Adjustment  
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