



**THE CORPORATION OF  
THE MUNICIPALITY OF MAGNETAWAN  
NOTICE OF PASSING OF A MINOR VARIANCE**

LANFER - 20 KINGS COVE  
Date of Notice: April 29, 2021  
Date of Decision: April 28, 2021  
Last Day for Appeal: May 18, 2021

**PLEASE BE ADVISED** that the Council of the Corporation of the Municipality of Magnetawan passed a Minor Variance Application on the 28<sup>th</sup> day of April, 2021 pursuant to Section 45 of the Planning Act, R.S.O. 1990 c.P 13, as amended.

**AND TAKE NOTICE THAT** only individuals, corporations, and public bodies may appeal to the Local Planning Appeal Tribunal (LPAT). A notice of appeal may not be filed by an unincorporated association or group. No person or public body shall be added as a party to the hearing of the appeal unless, before the resolution was passed, the person or public body made oral submissions at the public meeting or written submissions to the Council or, in the opinion of the Ontario Municipal Board, there are reasonable grounds to add the person or public body as a party.

Notice of appeal must be filed with the CAO/Clerk of the Municipality of Magnetawan not later than the last day for appeal. The notice of appeal must set out reasons for the appeal and be accompanied with a cheque in the amount of \$1,100.00 made payable to the Minister of Finance. An Appellant may request a reduction of the filing fee to \$400, if the Appellant is a private citizen or eligible community group. The request for a reduction in the fee must be made at the time of filing the appeal. A request for fee reduction form can be found at <https://olt.gov.on.ca/tribunals/lpat/lpat-process/fee-chart/>

**PURPOSE OF THE MINOR VARIANCE**

The proposed a minor variance application seeks relief from Zoning By-law 2001-26, as amended, Section 4.2.2 (iii) to permit:

<b>Provision</b>	<b>By-law 2001-26</b>	<b>Requested</b>
4.2.2 (iii) Minimum Front Yard Setback	15 metres	1. A front yard setback of 13.4 metres to a proposed sunroom; 2. A front yard setback of 12.5 metres to proposed deck #1; 3. A front yard setback of 11.4 metres to proposed attached deck #2; and, 4. A front yard setback of 13.8 metres to a covered deck.

**PUBLIC SUBMISSIONS**

Comments made and/or submitted by the public are available at the Municipal Office. Public comments are received and used to inform the Council decision on the application.

**LANDS AFFECTED**

The Minor Variance affects the lands at Concession 2, Part Lot 26, PCL 7603, municipally known as 20 Kings Cove Road.

Kerstin Vroom, CAO/Clerk, Municipality of Magnetawan  
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