



## COMMITTEE OF ADJUSTMENT NOTICE OF HEARING

**TAKE NOTICE THAT** the Committee of Adjustment of the Town of Penetanguishene will hold an electronic public hearing on MONDAY, JULY 21, 2025, AT 7:00 PM to hear a Provisional Consent to Sever application pursuant to Section 53 of the *Planning Act*, R.S.O. 1990. The electronic public hearing will be hosted using the Microsoft Teams platform. For instruction about how to participate, please contact Owen Taylor, Planner by email at [otaylor@penetanguishene.ca](mailto:otaylor@penetanguishene.ca) or by telephone at 705-549-7453 ext. 251. Written comments are requested no later than JULY 18, 2025; however, all comments will be received and considered up until the evening of the meeting.

### DESCRIPTION OF THE APPLICATION

The land subject to this Consent application (File No. B5/2024) relates to the property at 1290 Sandy Bay Road (see Location Map attached). The application proposes to sever the existing parcel into five (5) residential lots having the following approximate dimensions:

Lot	Lot Frontage	Lot Area
Retained Lot	344.6 metres	24 hectares
Severed Lot 1	40 metres	2,560 square metres
Severed Lot 2	38 metres	2,497 square metres
Severed Lot 3	38 metres	2,492 square metres
Severed Lot 4	38 metres	2,495 square metres
Severed Lot 5	38 metres	2,495 square metres

### APPEAL

If a person or public body has the ability to appeal the decision of the Committee of Adjustment of the Town of Penetanguishene in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Committee of Adjustment of the Town of Penetanguishene before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal.

### ADDITIONAL INFORMATION

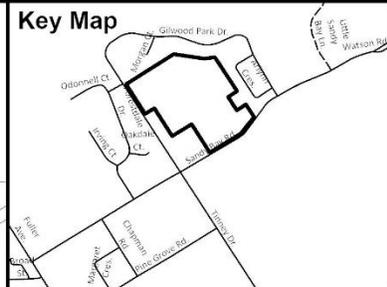
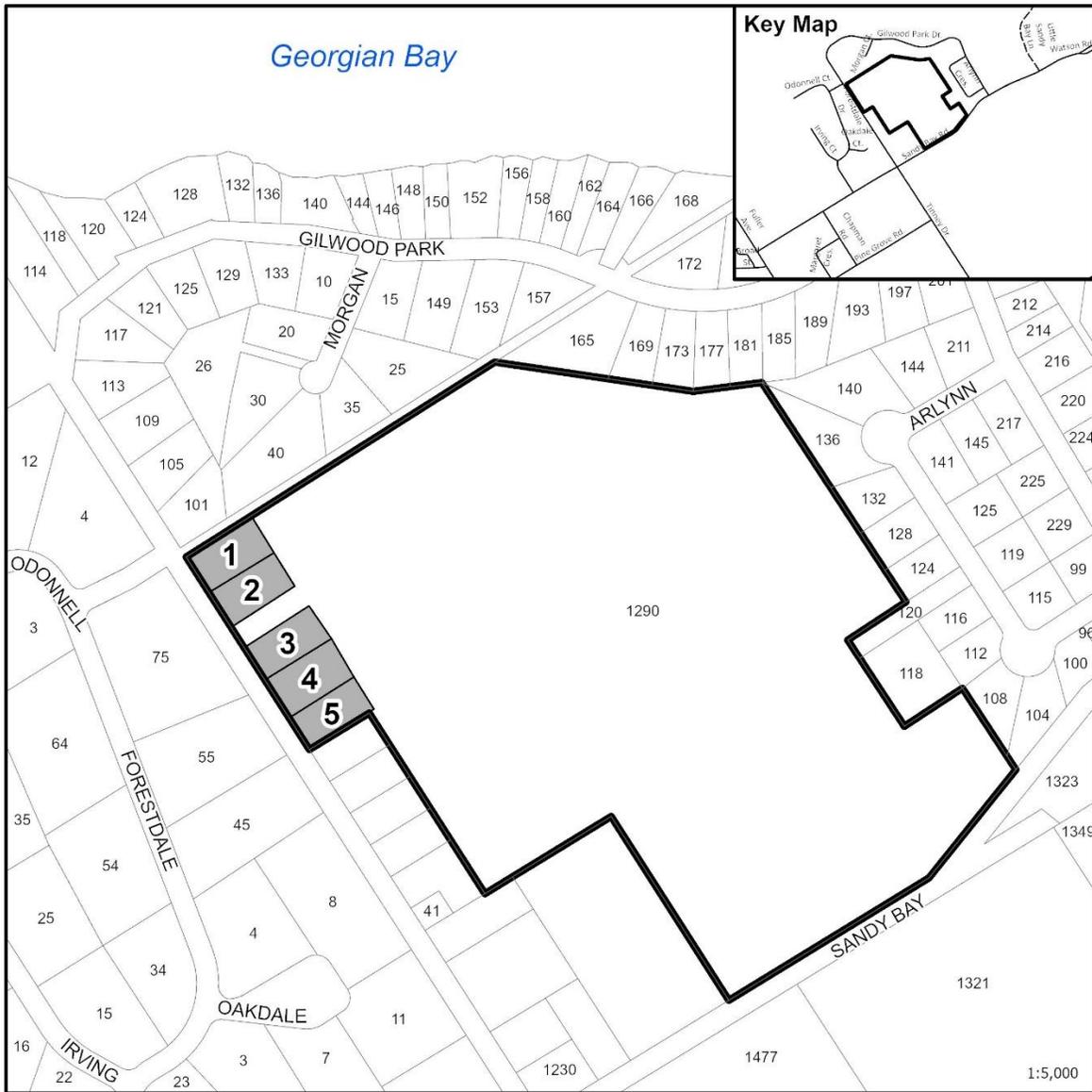
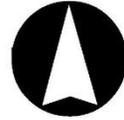
Additional information regarding the application can be obtained by visiting the Town of Penetanguishene Townhall at 10 Robert Street West, Penetanguishene or by contacting Owen Taylor, Planner by email at [otaylor@penetanguishene.ca](mailto:otaylor@penetanguishene.ca) or by telephone at 705-549-7453 ext. 251. If you wish to be notified of the decision in respect of the proposed consent, you must make a written request to the Town of Penetanguishene Committee of Adjustment, 10 Robert Street West, P.O. Box 5009, Penetanguishene, ON L4R 2G2.

Dated at the Town of Penetanguishene this 3<sup>rd</sup> day of July, 2025.

Owen Taylor, Planner  
Town of Penetanguishene

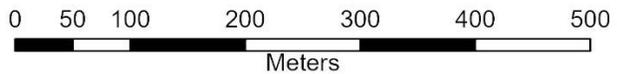


# Location Map



## Legend

- 1290 Sandy Bay Road
- Severed Lots



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