



Corporation of the Township of Essa
5786 Simcoe County Road #21
Utopia, Essa Township, Ontario
L0M 1T0

**NOTICE OF A PUBLIC HEARING FOR A MINOR VARIANCE APPLICATION
NO. A4-25**

TAKE NOTICE that an application has been submitted for a Minor Variance application on the property known legally as PLAN 160A LOT 6 PT LOT 5 W; CURTIS ST RP 51R38005 PART 2, municipally known 85 Curtis Street. The subject property is zoned Core Commercial (C2). The applicant is seeking relief from Section 4.21 (b) which regulates that a pool must be located at the same distance an accessory building is to be located from a property line for the applicable zone as per 4.36.2.1 (b) which stipulate that a 3.0m landscape buffer shall be provided between lots with conflicting residential and non-residential uses. The applicant is proposing a 1.5-metre setback from the lot line. The applicant will also require a minor variance to allow a swimming pool to be permitted as an accessory structure on a property zoned Core Commercial (C2).

AND FURTHER TAKE NOTICE that the Committee of Adjustment has appointed April 25th, 2025, for a Public Hearing to be held at approximately 10:00 a.m.

You may make a written submission through the undersigned Secretary-Treasurer in which your comments will be provided to the Committee of Adjustment prior to their decision on the application. If you wish to be notified of the decision of the Committee of Adjustment in respect of this application, you must make a written request to the Committee of Adjustment at the address shown above, or via email to ocurnew@essatownship.on.ca.

Dated this 4th day of April 2025.

Yours truly,

Owen Curnew
Development Planner/Secretary-Treasurer
ocurnew@essatownship.on.ca
(705) 424-9917 ext.104

Context Map:



Proposal:

