

February 19, 2025

**Minor Variance Application  
Notice of Public Hearing**

Hearings are held in a hybrid format which permits in-person attendance or remote electronic participation. The Township will continue to livestream Public Hearings over the internet for public viewing and participation. Protocols have been established to advise how to electronically participate at public hearings. Please refer to the Township's website ([oro-medonte.ca](http://oro-medonte.ca)) for Public Hearing viewing and participation information.

**Hearing Date:** March 5, 2025  
**Time:** 5:30 pm  
**Location:** Township of Oro-Medonte Council Chambers  
148 Line 7 South, Oro-Medonte ON L0L 2E0  
**Applications:** 2025-A-03  
**Owner:** Jesse Watford and Alexis Shackleton  
**Subject Lands:** 2208 Highway 11 South

**Purpose:** The property is currently zoned Residential One (R1). The applicant is proposing to demolish an existing garage and replace it with a larger garage that is 111.4 square metres (1,200 square feet) in area and 5.3 metres (17.5 feet) in height. The new garage is proposed to be set back from the interior lot line the same distance as the existing garage at 1.3 metres (4.2 feet). There is also an existing small tool shed on the property.

The applicant is seeking relief to the following provisions of Zoning By-law 97-95, as amended:

Section 5, General Provisions pertaining to Accessory Buildings,

5.1.3 d) Minimum Required Interior Side Yard Setback for an Accessory Building

<b>Required:</b> Minimum Interior Side Yard - 2.0 metres (6.5 feet)	<b>Proposed:</b> 1.3 metres (4.2 feet) Interior Side Yard
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5.1.4 Maximum Height for an Accessory Building

<b>Required:</b> Maximum Height – 4.5 metres (14.7 feet)	<b>Proposed:</b> 5.3 metres (17.5 feet)
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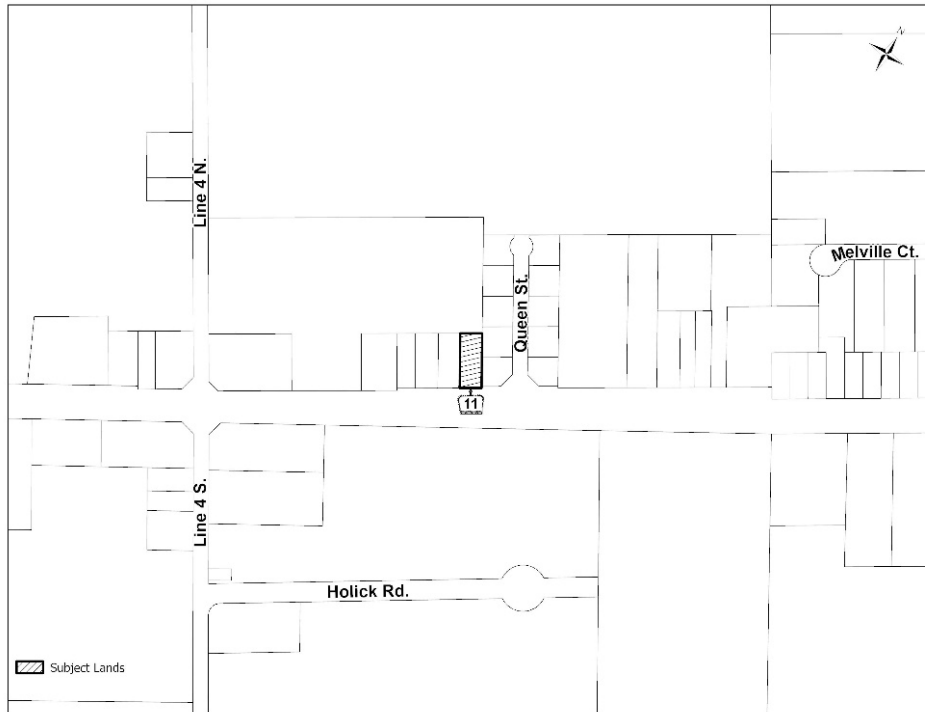
5.1.5 Maximum Lot Coverage

<b>Required:</b> Maximum Lot Coverage for all detached accessory buildings – 5 percent	<b>Proposed:</b> 5.45% coverage
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5.1.6 Maximum Floor Area for an Accessory Building

<b>Required</b> Maximum floor area – 70 square metres (753.5 square feet)	<b>Proposed:</b> 111.4 square metres (1,200 square feet)
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**Location Map:**



**Have Your Say:**

Input on the application is welcome and encouraged. For specific details regarding public participation during the meeting please check the Township website at <https://www.oro-medonte.ca/municipal-services/planning-information>.

Written submissions can be made by:

1. Emailed to [planning@oro-medonte.ca](mailto:planning@oro-medonte.ca) prior to or during the Public Hearing;
2. Dropped in the drop box at the Township Administration Office on Line 7 South;
3. Faxed to (705) 487-0133; or,
4. Mailed through Canada Post.

You can watch a live stream of the hearing on the Township's [YouTube Channel](#) (this link will not allow you to speak during the meeting).

Individuals who submit letters and other information to Council and its advisory bodies should be aware that all information, including contact information, contained within their communications may become part of the public record and may be made available through the agenda process, which includes publication on the Township's website.

The applicant, the Minister or a specified person or public body may submit an appeal of the decision to the Ontario Land Tribunal (OLT). If you wish to be notified of the decision of the Township of Oro-Medonte in respect to the application, you must make a written request.

Written submissions/requests should be directed to:

Township of Oro-Medonte  
148 Line 7 South  
Oro-Medonte, Ontario L0L 2E0  
Attn: Secretary Treasurer, Development Services  
[planning@oro-medonte.ca](mailto:planning@oro-medonte.ca)

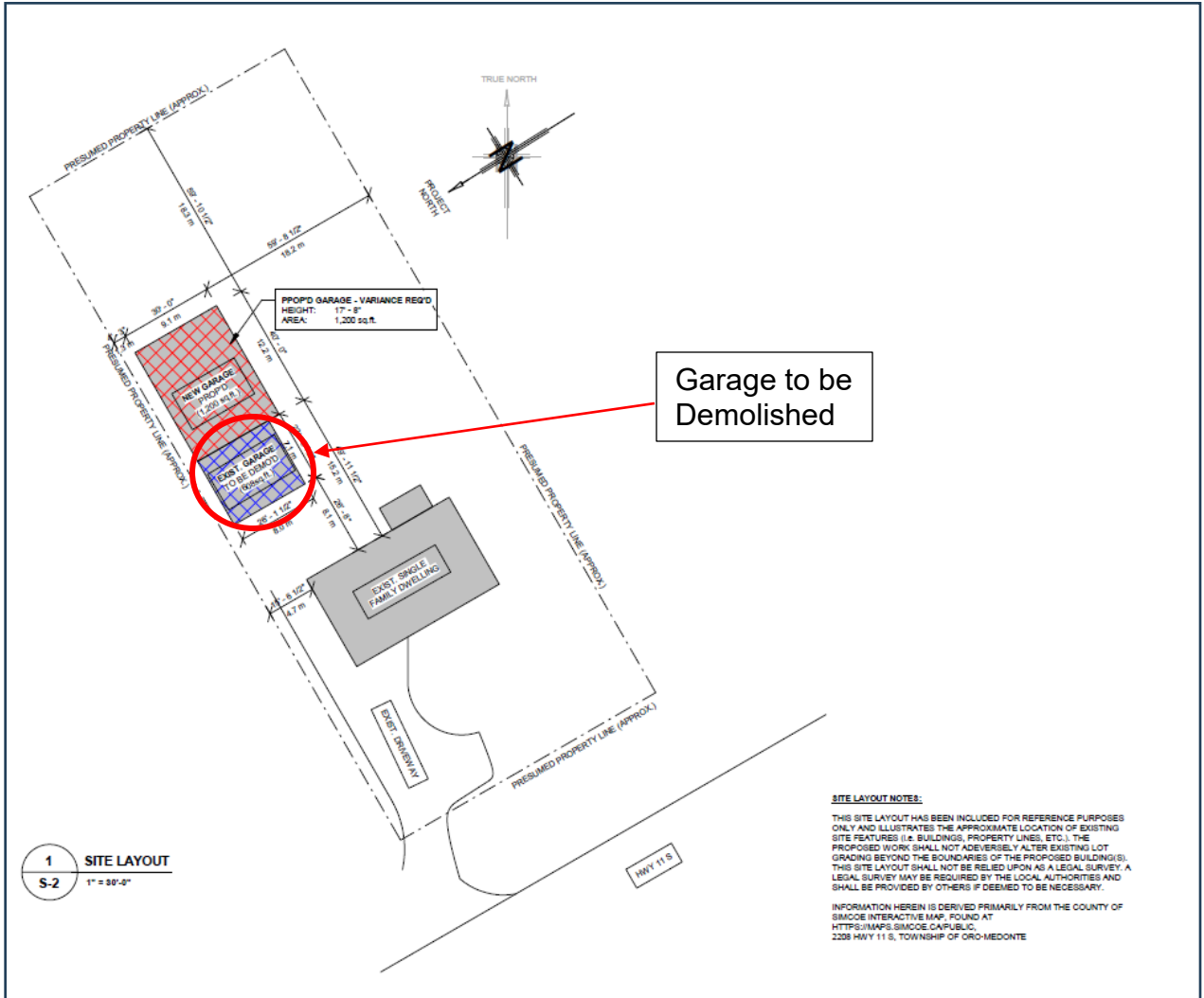
**More Information:**

For further information, please contact the Secretary-Treasurer during regular office hours Monday to Friday 8:30 a.m. to 4:30 p.m. A copy of the Staff Report will be available to the public on February 28, 2025, on the Township's Web Site: [www.oro-medonte.ca](http://www.oro-medonte.ca) or from the Development Services Department.

Andy Karaiskakis  
Secretary-Treasurer

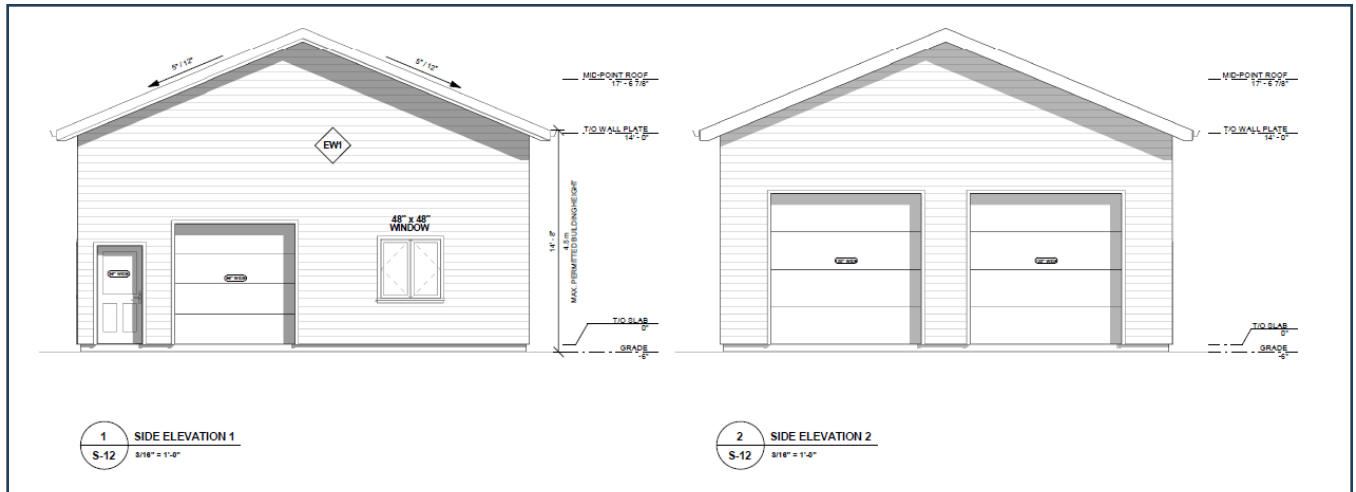
**Applicant's Lot Plan:**

**2208 Highway 11 South**

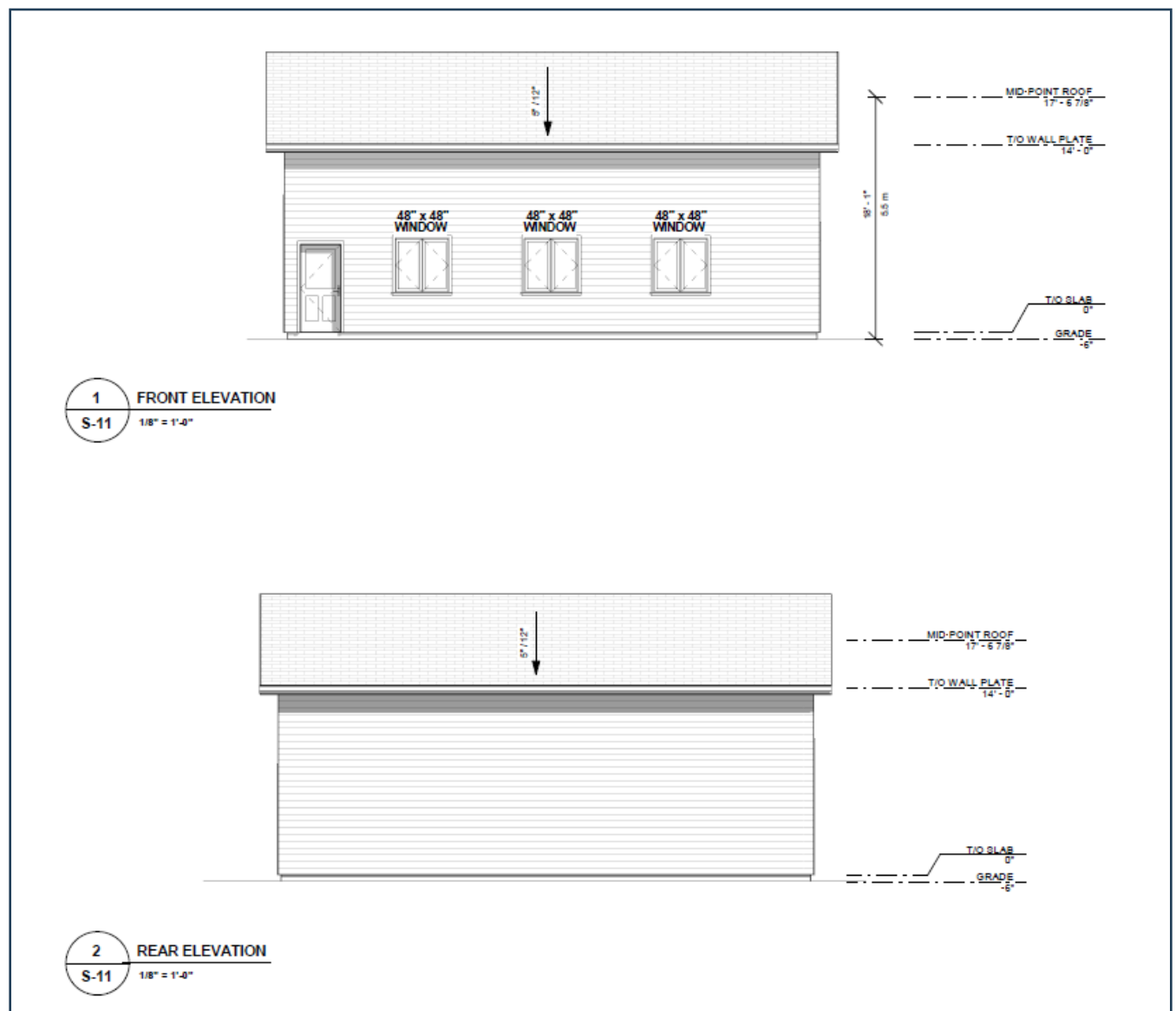


### Accessory Building Drawings and Renderings

#### Front View



#### Side View



### Floor Plan

