



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

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**NOTICE OF A PUBLIC HEARING FOR A MINOR VARIANCE APPLICATION  
NO. A13-24**

**TAKE NOTICE** that an application has been submitted for a Minor Variance application on the property municipally known as 100 Vernon Street. The subject property is zoned Residential, Low Density, Detached (R1) as per Schedule “B” of Zoning By-law 2003-50. The application was previously heard at the Public Hearing on November 29<sup>th</sup>, 2024, and was deferred to a future meeting. The applicant is seeking relief from Section 4.38.2a) of Essa Township’s Zoning By-law 2003-50 which stipulates that an entrance to an Additional Residential Unit (ARU) may only be located in the rear or side yard of a property. The applicant has an existing entrance to the ARU which is located in the front yard of the property.

AND FURTHER TAKE NOTICE that the Committee of Adjustment has appointed January 31<sup>st</sup>, 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](mailto:ocurnew@essatownship.on.ca).

Dated this 10<sup>th</sup> day of January 2025.

Yours truly,

**Owen Curnew**  
Development Planner  
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**Context Map:**



