



## NOTICE OF A PUBLIC HEARING FOR A MINOR VARIANCE

437 West Edith Cavell Blvd, former Village of Port Stanley

Application No. COA 03-25

**TAKE NOTICE** that an application has been made by the owners **Kara Deshaw and Chuck Wickens** for a minor variance pursuant to Section 45 of the Planning Act, c. P.13, R.S.O. 1990, as amended, on lands known municipally known as **437 West Edith Cavell Boulevard**, former Village of Port Stanley, Municipality of Central Elgin.

The Committee of Adjustment of the Municipality of Central Elgin will hold a Public Hearing on **Monday, April 14, 2025 at 6:00 p.m.**

The meeting will be conducted in person in the Council Chambers 450 Sunset Dr, St. Thomas and via Zoom Webinar. Detailed information including instructions to join the Zoom meeting can be found at: <https://www.centralelgin.org/en/building-and-development/current-planning-applications.aspx#Minor-Variance>

The subject lands are located within the Open Space Zone 3 (OS3), of the Village of Port Stanley Zoning By-law No. 1507, the applicants are requesting the following variance:

- i) To permit the reconstruction of a legal non-complying cottage, in accordance with the plans accompanying the application.

Minor Variance Application COA03-25 has been filed for the purpose of reconstructing the existing legal non-complying cottage that was damaged by a motor vehicle, in accordance with the plans accompanying the application.

**ADDITIONAL INFORMATION** regarding this application may be accessed on the Municipality's website: <https://www.centralelgin.org/en/building-and-development/current-planning-applications.aspx#Minor-Variance> or by contacting the undersigned.

A copy of the decision of the Committee will be sent to the applicant and to each person who provides written confirmation to the Secretary-Treasurer that they wish a copy of the Notice of Decision.

**DATED** at the Municipality of Central Elgin this 26<sup>th</sup> day of March 2025.

Delany Leitch  
Secretary-Treasurer  
Central Elgin Committee of Adjustment  
Municipality of Central Elgin  
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