



NOTICE OF A PUBLIC HEARING FOR A MINOR VARIANCE

202 Colborne Street, former Village of Port Stanley

Application No. COA 11/25

TAKE NOTICE that an application has been made by the owner **Hiba Arabi and Lance Hawkins** 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 **292 Colborne Street**, 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, October 6, 2025 at 6:15 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 in the Residential Zone 1 (R1) of the Village of Port Stanley By-law No. 1507.

The applicants have applied for a minor variance from the provisions of the Village of Port Stanley Zoning By-law No. 1507, as amended. The applicants are requesting the following minor variance:

- i) To provide relief from Section 9.2.1.7.1 a) of the Village of Port Stanley By-law No. 1507 to permit a front yard depth of 6.4 m as opposed to the by-law minimum of 10.67 m to facilitate the construction of an attached garage on the north side of the existing dwelling, and to recognize and existing deck on the south side of the dwelling.

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 25th day of September, 2025.

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