

TAY TOWNSHIP

450 Park Street
PO Box 100
Victoria Harbour, Ontario
L0K 2A0



COMMITTEE OF ADJUSTMENT NOTICE OF MEETING FILE NO. 2025-B-11

This is a matter of an application made pursuant to Section 53 of the *Planning Act* to the Committee of Adjustment submitted by Helen Pugacheva-Juncal of Chin & Orr Lawyers on behalf of 1235044 Ontario Limited owner of a **3323 Triple Bay Road**, legally described as Concession 5, Part Lots 19 and 20, Registered Plan 51R23221, Parts 1,2, and Part 3, Township of Tay.

The purpose and effect of this application is a boundary adjustment for a portion of the 3323 Triple Bay Road above which is to be consolidated with 105 Grandview Road. See below a chart and key map showing the proposal:

Lot (Boundary Adjustment)	Existing Lot Area	Resulting Lot Area
Retained Land (3323 Triple Bay Road)	Approx. 28.35 ha (70.05 ac.)	Approx. 27.65 ha (68.32 ac.)
Severed Land (3323 Triple Bay Road)	Approx. 7009.0 m ² (1.73 ac.)	-
Benefiting Land (105 Grandview Road)	Approx. 3020.0 m ² (0.74 ac.)	Approx. 10,029.0 m ² (2.47 ac.)

A key map and lot boundary sketch has been included in this notice.

The Committee of Adjustment will consider this application on **Wednesday, October 15th, 2025, at 6:00 p.m.**

Take Notice that any person may make a submission in support of or in opposition to the proposed consent application. Written submissions regarding the proposal can be sent to the Committee of Adjustment Secretary-Treasurer at planning@tay.ca, or by mail at Township of Tay 450 Park Street, PO Box 100, Victoria Harbour, ON. L0K 2A0, facsimile 705-534-4493. Please include full name and address for the record. The Secretary-Treasurer will speak to the comments received as part of the presentation to Committee. **The Committee of Adjustment will be meeting remotely via Zoom video and telephone conference.**

To view the meeting online visit <https://us02web.zoom.us/j/81802159199> or www.tay.ca/Meetings for info on how to connect. To listen by telephone call 705-999-0385 (a local telephone number) and enter meeting ID number: 818 0215 9199.

If you are unable to make written submissions and therefore wish to make an oral statement during the meeting, you can do so by using the "raise hand" function on the Zoom Video call or on a dial pad of a phone by dialing *9 while connected to the meeting by telephone.

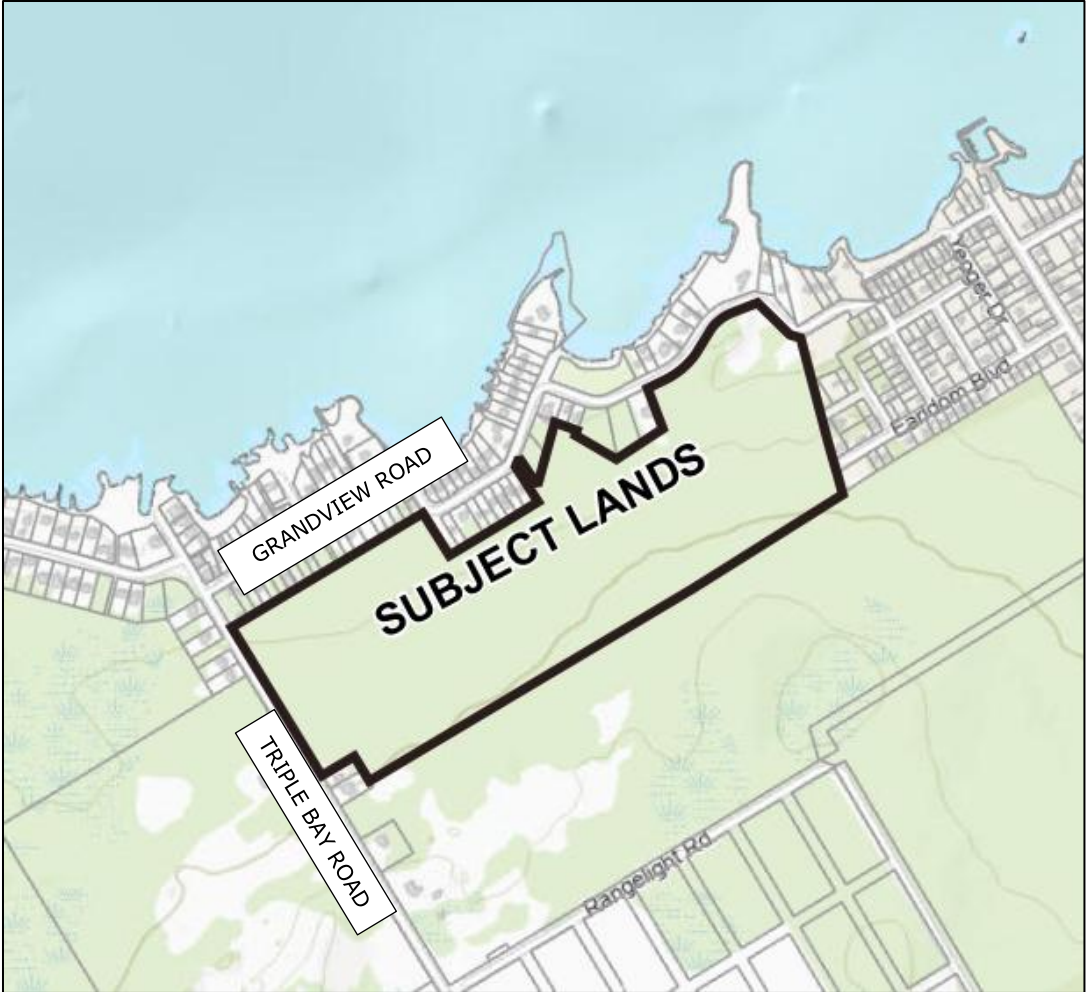
If you, or your agent, do not attend the hearing (by remote video or telephone conference), it may proceed in your absence and except as otherwise prescribed by regulation; you will not be entitled to any further notice in the proceedings.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed consent application, you must make a written request to the Secretary-Treasurer

Dated: October 1st, 2025

Todd Weatherell, RPP, CPT
Secretary-Treasurer

Key Map



Proposed Lot Sketch

