



**THE CORPORATION OF THE CITY OF DRYDEN
NOTICE OF PUBLIC HEARING
FOR A MINOR VARIANCE APPLICATION**

TAKE NOTICE that the Committee of Adjustment of the Corporation of the City of Dryden will hold a Public Hearing for the purpose of giving the public an opportunity to submit comments and make representations in respect of the Minor Variance application. A Public Hearing will be held for the Minor Variance application in accordance with the requirements of Section 45 of the Planning Act, R.S.O. 1990, cP.13, as amended. Please note that the Public Hearing will be held virtually. Alternative methods to provide comments and participate in the Public Hearing are included below.

THE PUBLIC HEARING WILL BE HELD ON THE 25th OF AUGUST 2026 AT 10:00 AM VIA A VIRTUAL HEARING THROUGH MICROSOFT TEAMS. PLEASE CONTACT THE UNDERSIGNED FOR INSTRUCTIONS ON HOW TO ATTEND.

THE SUBJECT PROPERTY IS LOCATED AT 325 GOVERNMENT STREET AND IS LEGALLY DESCRIBED AS VAN HORNE CON 6 PT LOT 4 RP; 23R10207 PARTS 14 15 17 AND; 18 PT PARTS 13 AND 16.

THE PURPOSE AND EFFECT of the application is to seek relief from the City of Dryden Zoning By-law 2025-10, section 3.19.6, Parking Area Location on Lot. Section 3.19.6 states that parking shall not be permitted in a required front yard or side yard. The applicant is seeking relief from this requirement to allow for ten (10) parking spaces within the required 15 metre front yard setback for Highway Commercial (CH) zoning. The intended development is for a 126-suite hotel. No further relief from the Zoning By-law is requested.

COPIES of the proposed Minor Variance and additional information related to the application are available upon request. Questions relating to the application should be directed to Matthew Bagshaw, Planner at (807) 223-2225 ext. 521.

PLEASE NOTE: As the Public Hearing will be held virtually, written comments on the application must be submitted in advance to Allyson Euler, City Clerk, at aeuler@dryden.ca. Verbal comments may also be provided by leaving a voicemail at (807) 223-2225, ext. 521. Messages received at least 24 hours before the hearing will be transcribed and read into the record. To participate in the virtual Public Hearing, please contact Matthew Bagshaw, Planner, for instructions.

If you wish to be notified of the decision of the City of Dryden on the Minor Variance application, you must make a written request to Allyson Euler, City Clerk.

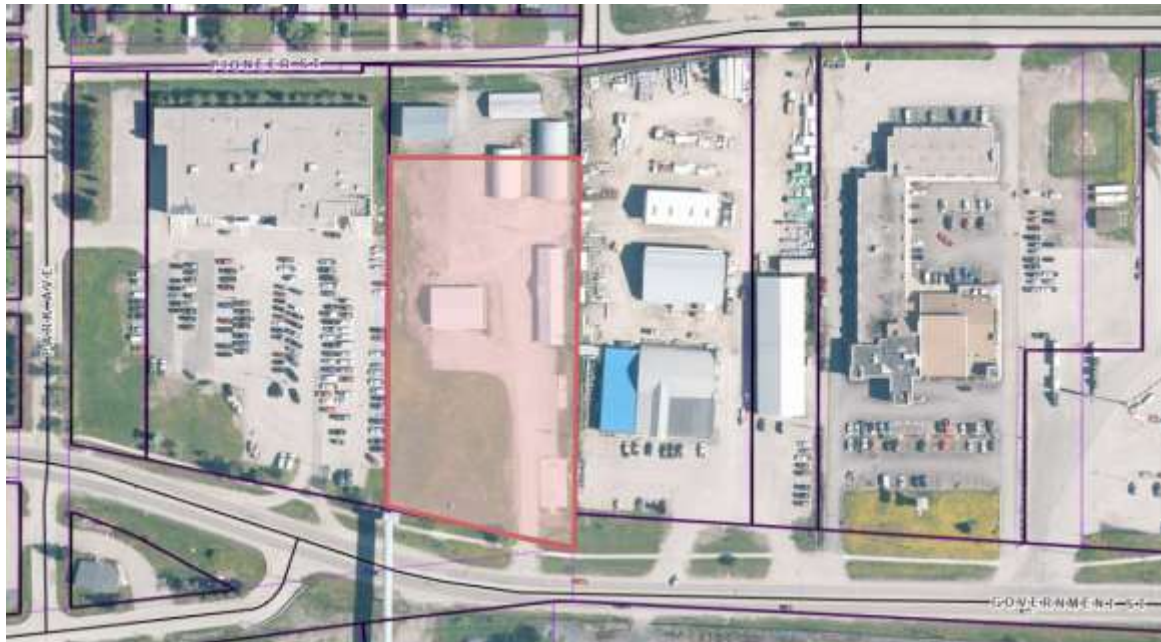
If a person or public body does not make oral submissions at a Public Hearing or otherwise make written submissions to the City of Dryden before the Minor Variance is approved, the person or public body may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

PLEASE NOTE that one of the purposes of the Planning Act is to provide for planning processes that are open, accessible, timely and efficient. Accordingly, all written submissions, documents, correspondences, e-mails or other communications (including your name and address) form part of the public record and will be disclosed or made available by the City of Dryden to such persons as the City of Dryden deems appropriate, including anyone requesting such information. Accordingly, in providing such information, you shall be deemed to have consented to its use and disclosure as part of the planning process.

DATED AT THE CITY OF DRYDEN THIS 13th DAY OF AUGUST 2026

Allyson Euler, City Clerk
30 Van Horne Avenue
Dryden, Ontario, P8N 2A7
Tel: (807) 223-1432
aeuler@dryden.ca

KEY MAP – 325 GOVERNMENT STREET



HOTEL AND PARKING SITE PLAN – 325 GOVERNMENT STREET

Ten (10) parking spaces located within the 15 metre front yard setback



325 GOVERNMENT ST