



The Corporation of  
The Township of Puslinch  
7404 Wellington Rd. 34  
Puslinch, ON N0B 2J0  
(Tel) 519-763-1226  
(Fax) 519-763-5846  
planning@puslinch.ca

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

### (AMENDED (new registration link)) MINOR VARIANCE APPLICATION #D13/GEI

Please take note that under Section 45(1), of the *Planning Act*, the Committee of Adjustment of the Township of Puslinch will hear the application of:

**Name of Owner(s):** Audrey Geier  
**Address:** 4851 Townline Rd. Puslinch

**Location:** Concession 3 Part Lot 1  
Township of Puslinch, County of Wellington

**Date:** 7:00 p.m. Tuesday, June 10, 2025

#### Meeting Place:

**Committee of Adjustment hearings are conducted both in person at the Township of Puslinch Municipal Office Council Chambers and electronically via Zoom (hybrid meeting).**

#### How to Participate:

Public Hearings are being conducted in person and via Zoom Webinars. The public is invited to participate by registering for this webinar or attending in person.

Register in advance:

[https://us02web.zoom.us/webinar/register/WN\\_kiWKMGIERaa91Z1PuYsTag](https://us02web.zoom.us/webinar/register/WN_kiWKMGIERaa91Z1PuYsTag)

Join from PC, Mac, iPad, or Android:

<https://us02web.zoom.us/j/87545055965?pwd=gyFNJp9CxabOIFyzv63R1viO2hhOYO.1>

Passcode: 311539

Phone one-tap:

+15873281099,,87545055965#,,,,\*311539# Canada

+16132093054,,87545055965#,,,,\*311539# Canada

Join via audio:

+1 587 328 1099 Canada

+1 613 209 3054 Canada

+1 647 374 4685 Canada

+1 647 558 0588 Canada

+1 778 907 2071 Canada

+1 438 809 7799 Canada

Webinar ID: 875 4505 5965

Passcode: 311539

International numbers available: <https://us02web.zoom.us/j/kbrY6Bd9vy>

#### MAKING A WRITTEN SUBMISSION

The public is invited to participate by submitting written comments to the application in support or opposition of the application. Your full name and address must be on the submission. You can submit written comments via email to the Secretary-Treasurer, [planning@puslinch.ca](mailto:planning@puslinch.ca) no later than **June 9, 2025 at 12:00pm** to ensure that your comments are included in the Committee Agenda. Any written comments or objections submitted are made public as part of the application process and the public record and will be considered by the Committee.

You can also mail written comments to:

7404 Wellington Rd 34

Puslinch ON N0B 2J0

Or place them in the Township Office mail slot no later than **June 9, 2025 at 12:00pm** to ensure that your comments are included in the Committee Agenda.

The Township will NOT be responsible for Canada Post delays. Please mail your comments with sufficient time, as they must be received in the Municipal Office by the date and time noted above to be included in the Committee Agenda.

**MAKING AN ORAL SUBMISSION**

The public is invited to participate by speaking to the application in support or opposition of the application. If you wish to participate in the meeting to provide verbal comments to speak in support or opposition, please contact the Secretary-Treasurer at [planning@puslinch.ca](mailto:planning@puslinch.ca) and you will be provided with instructions on how to participate in the meeting. Instructions will also be provided during the meeting to ensure that those watching the public hearing will be given the opportunity to speak.

**PURPOSE AND EFFECT**

**Purpose:**

Requested variances to the New Comprehensive Zoning By-law # 23-2018, as amended:

Section of By-law	Requirements	Proposed
Section 11.4 Table 11.3, Reduced Agricultural lot Zone Standards	The minimum required lot area for Reduced Agricultural Lot is 0.4 hectares	Requesting relief of New Comprehensive Zoning By-law # 23-2018, as amended, from Section 11.4, Table 11.3 to allow a reduced lot area of 0.26 ha for retained parcel, instead of 0.4 ha as required.
Section 4.24.2. a), Shipping Containers in Agricultural and Industrial Zones	Shipping containers shall only be permitted on a lot with a minimum area of 0.4 hectares.	Requesting relief of New Comprehensive Zoning By-law #23-2018, as amended, from Section 4.24.2. a) to allow shipping containers on a lot with a minimum area of 0.26 ha instead of 0.4 ha as required.
Section 4.24.2. b), Shipping Containers in Agricultural and Industrial Zones	A maximum of one shipping container shall be permitted per 0.4 hectares of lot area to a maximum floor area of 255 m2 of all shipping containers on any one lot.	Requesting relief of New Comprehensive Zoning By-law #23-2018, as amended, from Section 4.24.2. b) to allow two (2) shipping containers on the retained parcel instead of none as required for a lot with an area less than 0.4 hectares.
Section 4.24.2. d), Shipping Containers in Agricultural and Industrial Zones	Shipping containers shall only be permitted where an outdoor storage area or outdoor storage use is also permitted.	Requesting relief of New Comprehensive Zoning By-law #23-2018, as amended, from Section 4.24.2. d) to permit storage of shipping containers on the retained parcel for residential use whereas outdoor storage is prohibited.
Section 4.24.2. f), Shipping Containers in Agricultural and Industrial Zones	Shipping containers shall not be permitted any closer than 10 metres to a lot containing residential uses or zoned for residential use.	Requesting relief of New Comprehensive Zoning By-law #23-2018, as amended, from Section 4.24.2. b) to permit a setback of 8.2 metres from residential use for shipping containers instead of 10 metres as required.

**An aerial map is included below as part of this notice.**

This is a Public Hearing and if you are aware of any persons interested or affected by this application and who have not received a copy of this notice, you are hereby requested to inform them. Any person may attend the Public Hearing to make a verbal presentation in support of or in opposition to the proposed variance. Additional information regarding this application is available to the public prior to the Hearing and may be obtained by contacting the Township during normal working hours.

The applicant, or his agent, is requested to attend the Hearing of this application. In the event the applicant/agent does not attend, the Committee may defer the application to a future meeting, or the application may be considered without any further input from the applicant or his agent.

WHERE THE SUBJECT PROPERTY IS WITHIN 60 METRES OF AN APPROVED PLAN OF SUBDIVISION OR CONDOMINIUM AND NOTICE HAS BEEN PROVIDED TO THE OWNER OF THE REQUESTED VARIANCE TO THE NEW COMPREHENSIVE ZONING BY-LAW 23-2018, AS AMENDED, THE TOWNSHIP REQUESTS THAT ALL PROSPECTIVE PURCHASERS WHO MAY BE AFFECTED BE NOTIFIED OF THIS APPLICATION.

**Note: The subject land is the subject of Consent Application B143-22**

If you wish to be notified of the Decision of the Township of Puslinch Committee of Adjustment in respect of this application, you must submit a written request to the Secretary-Treasurer of the Committee of Adjustment. This will also entitle you to be advised of any Ontario Land Tribunal (OLT) Hearing.

To appeal the decision to the Ontario Land Tribunal (OLT), you can submit your appeal through the OLT e-file portal or by completing and submitting the appeal form to the Township. You must include the appeal fee of \$400 for each application appealed, paid by cheque made payable to the Ontario Minister of Finance.

Be advised that only the applicant, the Minister or a specified person or public body that has an interest in the matter may appeal the decision of the Committee to the appeal body in accordance with subsection 45(12) of the Planning Act.

***Please note the meeting is video and audio recorded and all electronic meetings are uploaded to the municipality's YouTube page. By requesting to participate in the meeting by electronic means, you are consenting to have your likeness and comments recorded and posted on YouTube.***

For more information about this matter, contact:  
Secretary-Treasurer of the Committee of Adjustment  
[planning@puslinch.ca](mailto:planning@puslinch.ca)

Clerks Department, Township of Puslinch

DATED: May 26, 2025

Copied to: CofA Committee Members, Property owners within 60m, County of Wellington Planning, Township of Puslinch Building, Fire, By-Law Enforcement & Roads and all required agencies

**Aerial: 4851 Townline Road**

