

Corporation of the Town of Smiths Falls

NOTICE OF PUBLIC MEETING
PROPOSED MINOR VARIANCES
Planning Act, R.S.O. 1990, c.P.13, S. 45 (5)



TAKE NOTICE that the Planning Advisory Committee of the Town of Smiths Falls will hold a public meeting on the **12th day of February 2026 at 5:00 p.m. in the Council Chambers at Town Hall, 77 Beckwith Street North**, to consider one Minor Variance application submitted under Section 45(1) of the *Planning Act*, as described below.

PROPERTY OWNER: RICHARD MACPHERSON, NOELLA MACPHERSON & NICOLE GILFILLEN
APPLICANT: RICHARD MACPHERSON, NOELLA MACPHERSON & NICOLE GILFILLEN
MUNICIPAL ADDRESS: 23 MCEWEN AVENUE
DESCRIPTION: PLAN 13884 N PT LOT 28

PURPOSE AND EFFECT: Applicants are requesting relief from the **Sec 6.3.1, Table 6-1 (Residential Type 1 Zone – Lot and Building Requirements)** to permit a 2-storey flat-roofed addition (measuring 140.82 m² in size) to the rear of the existing 2-storey residential dwelling. Applicants are requesting a 0 m interior side yard setback whereas the bylaw requires an aggregate of 4.2 m, with 3 m on one side and 1.2 m on the other side. The proposed addition will sit along the property line, following the wall of the existing residential dwelling. The applicants propose to demolish an existing addition to the rear of the home (measuring 17.39 m² in size) and construct the proposed addition in its place.

The subject property is zoned Residential Type 2 (R2) and is designated Residential in the Town’s Official Plan.

A key map showing the property and its surroundings is on the reverse of this Notice.

FAILURE TO ATTEND HEARING: If you do not attend this public meeting, it may proceed in your absence, and except as otherwise provided in the *Planning Act*, you will not be entitled to any further notice in the proceeding.

NOTICE OF DECISION: If you wish to be notified of the Planning Advisory Committee's decision regarding this application, you must submit a written request to the Secretary-Treasurer.

OTHER APPLICATIONS: This property is not subject to any other application under the Planning Act.

MORE INFORMATION: Further information on this application is available and may be obtained by contacting the Secretary-Treasurer during regular office hours, Monday to Friday, 8:30 a.m. to 4:30 p.m.

TAKE NOTICE: If you wish to observe only, the Public Meeting can be viewed live on the Town’s YouTube channel <https://www.youtube.com/channel/UCIFXU6Sq9neiC5VU9QbmLtQ>.

Public Meeting documents will be available at the following link 3 days before the Public Meeting is scheduled to take place: <https://calendars.smithsfalls.ca/meetings>.

DATED AT THE TOWN OF SMITHS FALLS THE 21st DAY OF JANUARY 2026.

Marie Elmsley
Secretary-Treasurer
613-283-4124, ext. 1136
melmsley@smithsfalls.ca

Key Map
23 McEwen Avenue



23 McEwen Site Sketch

