



25 TAILLEFER ROAD, CORBEIL, ONTARIO P0H 1K0
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NOTICE OF COMPLETE APPLICATION AND PUBLIC MEETING – Minor Variance Application

Applicant: Steve McArthur, Tulloch Engineering on behalf of 1743617 Ontario Inc. c/o Karl Lindlau, Happy Holidays Cabins
File No.: A-2026-02
Civic Address: 652 Astorville Road, Astorville, ON

IN THE MATTER of an application for a minor variance under Section 45 of the Planning Act by: Steve McArthur, Tulloch Engineering on behalf of 1743617 Ontario Inc. c/o Karl Lindlau, Happy Holidays Cabins for their parcel of land described as 652 Astorville Road, Astorville, ON in the Municipality of East Ferris. The Committee of Adjustment has appointed **February 25th, 2026 at 5:00 p.m** for the purpose of considering this application. This meeting will be held in the Council Chambers at the Municipal Office at **25 Taillefer Road, Corbeil, ON**. If you only wish to watch the meeting, please visit the Municipality of East Ferris YouTube channel to watch the live stream. This meeting is being held in accordance with *Planning Act* regulations.

PURPOSE AND EFFECT OF APPLICATION: The owner is applying to permit a variance to Zoning By-law 2021-60. The applicant is seeking a minor variance to facilitate a severance on the property as well as recognize existing zoning by-law deficiencies. Not new development is proposed through this application. The variances requested are as follows:

Severed Lands:

- Minimum lot area – 0.6ha (0.8ha required)
- Minimum front yard setback – 6.4m (30m required)
- Minimum rear yard setback – 0m (15m required)
- Maximum lot coverage – 11.7% (10% permitted)
- Subject to being tied to the attached sketch reflecting the existing conditions

Retained Lands:

- Minimum front yard setback – 3.7m (30m required)
- Minimum rear yard setbacks – 7.3m (15m required)
- Minimum septic field bed setback – 30m (60m required)
- Subject to being tied to the attached sketch reflecting the existing conditions

ADDITIONAL INFORMATION relating to this application for a minor variance is available for inspection during regular office hours at the Municipal Office in Corbeil or by contacting municipal staff. If you wish to be notified of the decision of the Municipality of East Ferris Committee of Adjustment in respect of this application, you must submit a written request to the **Municipality of East Ferris Committee of Adjustment, 25 Taillefer Rd, Corbeil, Ontario P0H 1K0**. This will entitle you to be advised of any further correspondence, including Ontario Land Tribunal (OLT) hearings, if applicable. Even if you are the successful party, you should request a copy of the decision since the decision of the Committee of Adjustment may be appealed to the including Ontario Land Tribunal (OLT) by the applicant or another member of the public.

The land which is the subject of this application for a Minor Variance is not the subject of an application under the Planning Act for Consent, Zoning By-law Amendment, Plan of Subdivision or Ministers Zoning Order.

Municipality of East Ferris
Committee of Adjustment
25 Taillefer Rd, Corbeil, Ontario
P0H 1K0

Dated this 11th day of February, 2026

Greg Kirton
Director of Community Services
Municipality of East Ferris

Key Plan (Not to Scale)



Site Layout Plan

