



NOTICE OF PUBLIC COMMITTEE OF ADJUSTMENT HEARING

Tuesday, October 21, 2025, 4:00 p.m.

**Memorial Room, Gale Centre
5152 Thorold Stone Road, Niagara Falls**

Public input on applications is invited. Pursuant to Section 45 of the *Planning Act*, the Committee of Adjustment for the City of Niagara Falls invites you to participate in a public hearing to consider an application for minor variances and/or to forward written comments prior to the hearing. Written comments are the preferred method of receiving public input and may be sent by mail or email. As City Hall is currently under construction and undergoing renovations, this meeting will be held at the Gale Centre in person only.

All interested persons are invited to attend this meeting to find out more about this application and offer comments. The public meeting is scheduled to take place on Tuesday, October 21, 2025 at 04:00 PM in the Memorial Room of the Gale Centre for the Committee of Adjustment to consider this application.

To participate in the public hearing, please pre-register with the Secretary-Treasurer by sending an email to jmaxwell@niagarafalls.ca or calling (905) 356-7521 (Ext. 4282) before 12 noon on Tuesday October 21, 2025.

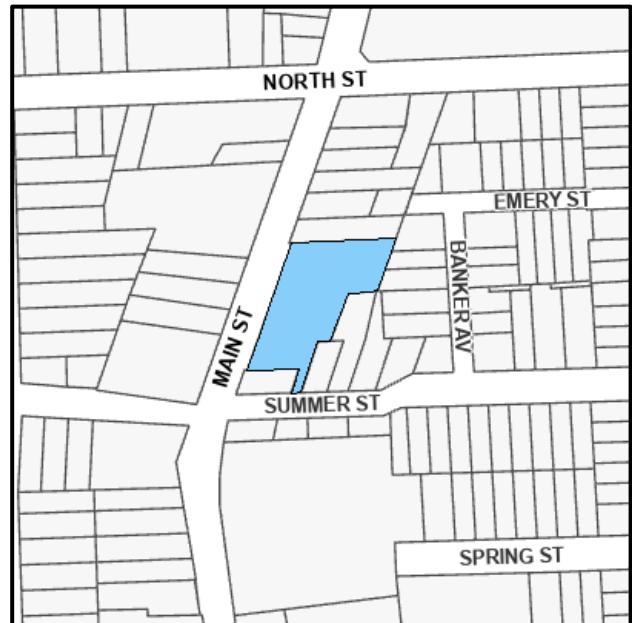
File: PLVAR20250323, Municipal File #: A-2025-049

Owner: 1753049 Ontario Inc.

Location: The subject property known as 5698 Main Street is located on the east side of Main Street between Summer Street and North Street. The proposed Minor Variance application only applies to the portion of the ground floor that was originally constructed for a clinic.

The applicant is requesting the Committee of Adjustment to consider minor variances from provisions of Zoning By-law No. 79-200, as amended, through a process permitted by Section 45(1) of the *Planning Act* (R.S.O. 1990, c.P.13).

Proposal: The ground floor of the Wellness Suites was constructed with the intent of accommodating a clinic. The applicant is proposing to add a personal service shop, office, and Health Centre as permitted uses within this space.



The subject property is zoned Residential Apartment 5F Density (R5F-842) Zone in accordance with Zoning By-law No. 79-200, as amended by By-law No. 2008-162, and further amended by Committee of Adjustment decisions A-2013-013 and A-2017-020.

If the applicant, the minister, a specified person or public body as defined in the *Planning Act* has an interest in the matter may appeal the decision to the committee within 20 days of the making of the decision by filing a notice of appeal with the Secretary – Treasurer.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed Minor Variance, you must make a written request to the Secretary-Treasurer, Committee of Adjustment, Planning & Development, City Hall, P.O. Box 1023, and 4310 Queen Street, Niagara Falls, Ontario, L2E 6X5.

Additional information is available from Planning & Development or by telephoning Janielle Maxwell, Secretary-Treasurer Committee of Adjustment at (905) 356-7521 ext. 4282 between 8:30 a.m. and 4:30 p.m. Monday to Friday or email jmaxwell@niagarafalls.ca.