



Hamilton

**COMMITTEE OF ADJUSTMENT**

City Hall, 5<sup>th</sup> floor, 71 Main Street West, Hamilton, ON L8P 4Y5  
Telephone (905) 546-2424, ext. 4221, 3935 Fax (905) 546-4202  
E-mail: [cofa@hamilton.ca](mailto:cofa@hamilton.ca)

**NOTICE OF PUBLIC HEARING**  
**Minor Variance**

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**You are receiving this notice because you are either:**

- Assessed owner of a property located within 60 metres of the subject property
  - Applicant/agent on file, or
  - Person likely to be interested in this application
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**APPLICATION NO.:** HM/A-21:287

**APPLICANTS:** Agent Mainline Planning Services Inc.  
Owner Brian Gogek

**SUBJECT PROPERTY:** Municipal address **33 Sterling St., Hamilton**

**ZONING BY-LAW:** Zoning By-law 6593, as Amended

**ZONING:** "C/S-1361" (Urban Protected Residential) district

**PROPOSAL:** To establish a Detached Secondary Dwelling Unit located in the rear yard of the existing Single Family Dwelling notwithstanding that:

1. Three (3) bedrooms shall be provided instead of the maximum two (2) bedrooms permitted within a Detached Secondary Dwelling Unit.
2. The required 1.2m side yard of the Detached Secondary Dwelling Unit shall be permitted to be comprised of interlocking brick whereas the by-law prohibits such yard from containing any structures, walkways, sidewalks, hard-surfaced material and landscaping other than sod.
3. A total gross floor area of 81.0m<sup>2</sup> shall be provided instead of the maximum 75.0m<sup>2</sup> gross floor area permitted for a Detached Secondary Dwelling Unit.
4. The required 1.0m wide unobstructed path leading from the front lot line to the Detached Secondary Dwelling Unit shall be permitted to form part of the required access driveway on-site.
5. One (1) of the three (3) provided on-site parking spaces shall be a minimum 2.6m wide and 5.4m in length instead of the minimum required parking space size of 2.7m x 6.0m.

This application will be heard by the Committee as shown below:

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**DATE:** Thursday, February 17th, 2022  
**TIME:** 1:30 p.m.  
**PLACE:** Via video link or call in (see attached sheet for details)  
To be streamed at  
[www.hamilton.ca/committeeofadjustment](http://www.hamilton.ca/committeeofadjustment)  
for viewing purposes only

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## **PUBLIC INPUT**

**Written:** If you would like to submit written comments to the Committee of Adjustment you may do so via email or hardcopy. Please see attached page for complete instructions, including deadlines for submitting to be seen by the Committee.

**Orally:** If you would like to speak to this item at the hearing you may do so via video link or by calling in. Please see attached page for complete instructions, including deadlines for registering to participate.

## **MORE INFORMATION**

For more information on this matter, including access to drawings illustrating this request:

- Visit [www.hamilton.ca/committeeofadjustment](http://www.hamilton.ca/committeeofadjustment)
- Call 905-546-CITY (2489) or 905-546-2424 extension 4221, 4130, or 3935
- Email Committee of Adjustment staff at [cofa@hamilton.ca](mailto:cofa@hamilton.ca)

DATED: February 1st, 2021.

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Jamila Sheffield,  
Secretary-Treasurer  
Committee of Adjustment

***Information respecting this application is being collected under the authority of the Planning Act, R.S.O., 1990, c. P. 13. All comments and opinions submitted to the City of Hamilton on this matter, including the name, address, and contact information of persons submitting comments and/or opinions, will become part of the public record and will be made available to the Applicant and the general public.***

