



email: office@lbmccoc.ca
website: www.lbmccoc.ca

Public Notice
Proposed Subdivision of Property into Two Lots
Building Line Variance Request
27 Walsh's Road

The Town of Logy Bay-Middle Cove-Outer Cove invites feedback regarding a variance request as part of a subdivision development application at 27 Walsh's Road. The applicant is proposing to subdivide the property at 27 Walsh's Road into two lots. One lot would accommodate the existing dwelling. The second lot would be a newly created lot for a proposed single-detached dwelling. Both lots meet the development Standards for lots within the Rural Residential 2 (RR2) use zone.

The applicant is requesting that the proposed dwelling on the newly created lot have a building line setback of 33 m. The maximum building line setback in the RR2 use zone is 30 m. The applicant is requesting Council to consider a 10% variance to accommodate the proposed building line setback.

Pursuant to the Development Regulations, the requested variance requires public notice prior to Council consideration of the application.

Additional information on this proposed development is available by emailing the Town Hall at office@lbmccoc.ca or by phone at 709-726-7930.

Submissions are to be in writing and received by email at office@lbmccoc.ca or hand delivered to the Town Hall by **12:00 noon, Friday, October 4, 2024.**