

B00925
Phil & Josie Aguanno
Date of this Notice: September 26, 2025
Tax Roll #: 436401001020400 & 436401001015401



Notice of Public Meeting Committee of Adjustment

Application for Consent (Boundary Adjustment/Lot Addition) has been submitted by Zdenka Stracinski on behalf of Phil & Josie Aguanno.

Property Location: 931 River Road East & 933 River Road East

Public Meeting Date: Wednesday, October 15, 2025 at 2:00 p.m.

Virtual Hearing via Zoom & In-person at Town Hall (30 Lewis St.) in the Council Chambers

What is being proposed?

The proposed boundary adjustment/lot addition will change the lot line configuration of the lands located at 931 River Road East and 933 River Road East.

The proposed boundary adjustment/lot addition proposes to sever 128.8 square metres (1386.39 sq. ft.) from the 931 River Road East lands, which is to be added to 933 River Road East lands.

The resultant enhanced/benefitting lot located at 933 River Road East will have an existing total lot frontage of approximately 15.5 metres (50.85 ft.) and an enhanced total lot area of approximately 736 square metres (7922.23 sq. ft.).

The retained lands located at 931 River Road East will have a total lot area of approximately 4661.2 square metres (50172 sq. ft.) after the transfer of the 128.8 square metres (1386.39 sq. ft.) portion of the 931 River Road East lands to the 933 River Road East lands.

OTHER APPLICATIONS: The lands known as 931 River Road East are currently the subject of a Consent Application, being Town File B1523.

The legal description of the subject lands is: FLOS CON 10 W PT LOT 22 RP;51R32439 PART 4 RP 51R37840;PART 1 & PLAN 887 PT LOT 18 RP;51R34593 PART 1

What happens at the Public Hearing?

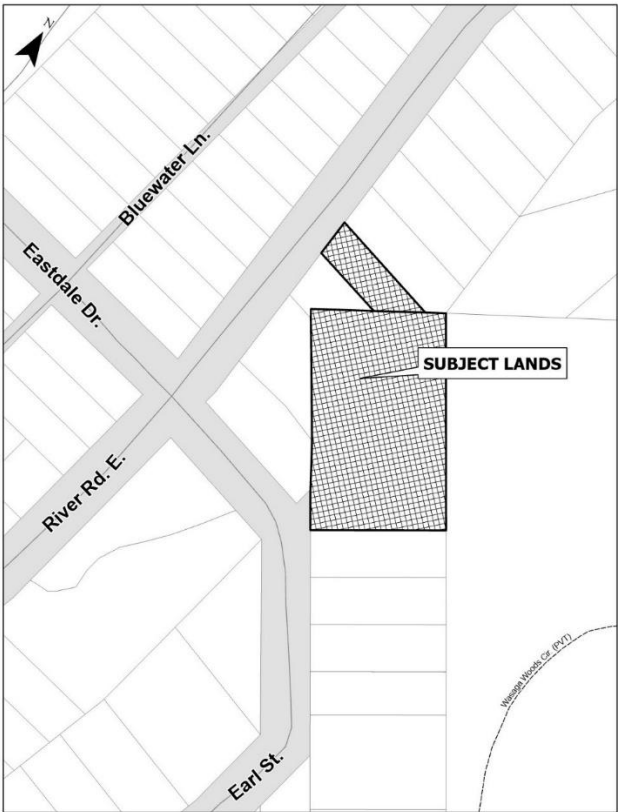
The public hearing is your chance to make your views about the proposal known. Information from the public will help the Committee in their decision-making process, so make sure to have your say!

Written Comments: You are encouraged to provide your comments or questions in writing using email or regular letter mail to the Secretary Treasurer. Written comments received before the meeting will be read by the Secretary Treasurer at the Public Meeting for the benefit of everyone in attendance and will be included in the record of the Public Meeting.

Comments can be emailed to: coa@wasagabeach.com

Verbal Comments: This Public Meeting is a hybrid meeting, allowing the public to attend the meeting in

Note: Alternative formats available upon request.



person or virtually. Those that wish to make verbal comments virtually are required to pre-register with the Secretary Treasurer, no later than 12:00 p.m. (Noon) on the Tuesday before the Public Meeting, by **October 14th, 2025.**

To participate in the hearing and/or provide comments, you must register by scanning the below QR code



Register

Notice of Decision:

If you wish to be notified of the decision for this application, you must make a written request by email or regular mail to the Secretary-Treasurer noted below. The written request must be received before or on the meeting date.

Appeals:

If a person or public body has the ability to appeal the decision of the Town of Wasaga Beach Committee of Adjustment in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Town of Wasaga Beach Committee of Adjustment before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal.

Where Can I Find More Information?

Additional information is available during regular office hours in the Planning Division of the Planning & Development Services Department at Town Hall. You may also request a copy of this notice by contacting:

Secretary Treasurer, Committee of Adjustment
Town of Wasaga Beach
120 Glenwood Drive
Wasaga Beach, ON

Hours of Operation:

Monday-Friday 8:30am-4:30pm

Phone: (705) 429-3844 ext. 2281

Email: coa@wasagabeach.com

Questions? Ask the Planner!

Phone: (705) 429-3844 ext. 2250

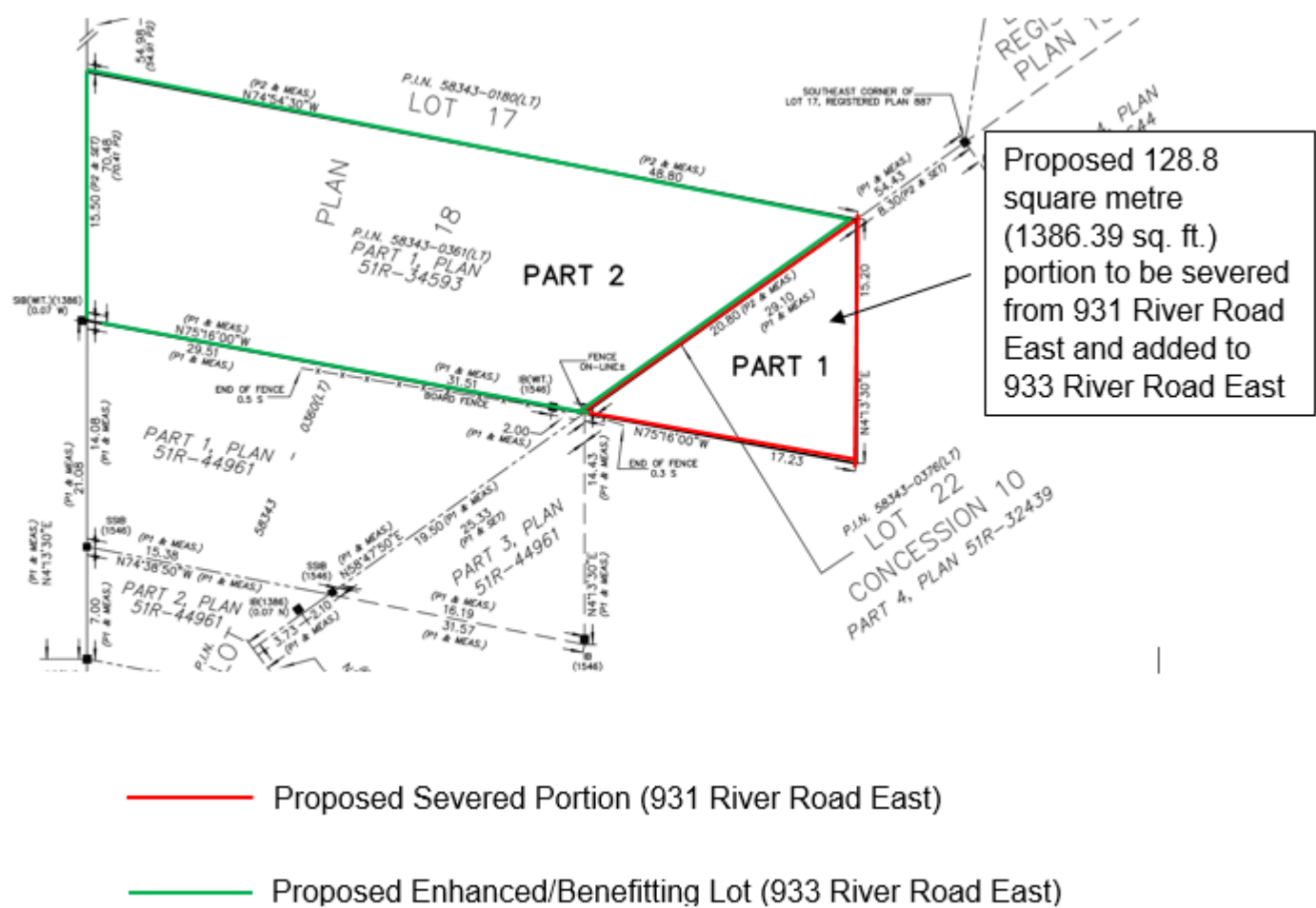
Email: c.watt@wasagabeach.com

A note about information you may submit to the Town:

Under the authority of the Municipal Act, 2001 and in accordance with Ontario's Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), all information provided for, or at a Public Meeting, Public Consultation, or other Public Process are considered part of the public record, including resident deputations. All public meetings are recorded, and the information may be posted on the Town's website, and/or made available to the public upon request.

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Applicant's Severance Sketch Submission



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