



**Proposed Class II Development Permit
DP2-08-2024
86 William Street**

Subject Lands:

An application for a Class II Development Permit has been received for privately owned lands located at 86 Rear Street (legally described as PLAN 276 LOT 118; Town of Carleton Place).

The property is designated as “Mississippi Residential Sector” in both the Development Permit By-law and Official Plan.

Purpose and Effect of Application:

The purpose of the application is to construct two semi-detached dwellings on the large vacant property. The proposed development is requesting the following reliefs from the prescribed performance standards of the Development Permit By-law:

- To reduce the minimum required lot area from 250 m² to 222 m² (Section 4.3.3.2);
- To reduce the minimum required lot frontage from 9.0 m to 6.67 m (Section 4.3.3.2);
- To reduce the minimum required interior side yard setback from 3.0 m to 1.2 m (Section 4.3.3.2);
- To reduce the absolute exterior side yard setback from 11.0 m to 4.15 m (Section 4.3.3.2);
- To reduce the minimum required landscaped open space in the rear yard from 72 m² to 59 m² (Section 4.3.3.2); and,
- To increase maximum driveway width from 40% to 47% of the lot frontage (Section 4.3.3.2).

Additional Information and Commenting Options:

Additional information in relation to the proposed development is available for review at Town Hall or by visiting the following link:

<https://carletonplace.ca/town/municipal-services-info/development-services>

Comments can be submitted to the Planning Department in the following manner:

1. By visiting: <https://carletonplace.ca/planning-applications-comment-form>
2. By email: jhughes@carletonplace.ca
3. By post: Planning Department
Town of Carleton Place
175 Bridge Street, Carleton Place ON
K7C 2V8.

Comments are requested by:
JANUARY 3rd, 2025.

**DATED AT THE TOWN OF CARLETON PLACE
THIS 29th DAY OF NOVEMBER 2024.**

KEY MAP

