



**Proposed Class II Development Permit
DP2-03-2023**

Morphy Street (Vacant Lot)
Roll No. 092801001012900

Subject Lands:

An application for a Class II Development Permit has been received for privately owned vacant lands located in the northwest corner of the Morphy and Mullett Street intersection (legally described as PLAN 276 PT LOT 76 SECTION B; 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 Duplex Dwelling a vacant property. The proposed use, *duplex*, is considered a discretionary use in the Mississippi Residential Sector. The application is requesting the approval of the following variations to the Development Permit By-law:

- To permit a reduction to the minimum required front yard;
- To permit a reduction to the minimum required exterior side yard;
- To permit a reduction to the minimum required interior side yard;
- To permit a reduction to the minimum usable landscaped open in the rear yard;
- To permit a first storey deck to project into a required exterior side yard; and,
- To permit a second storey deck to project into a required interior side yard.

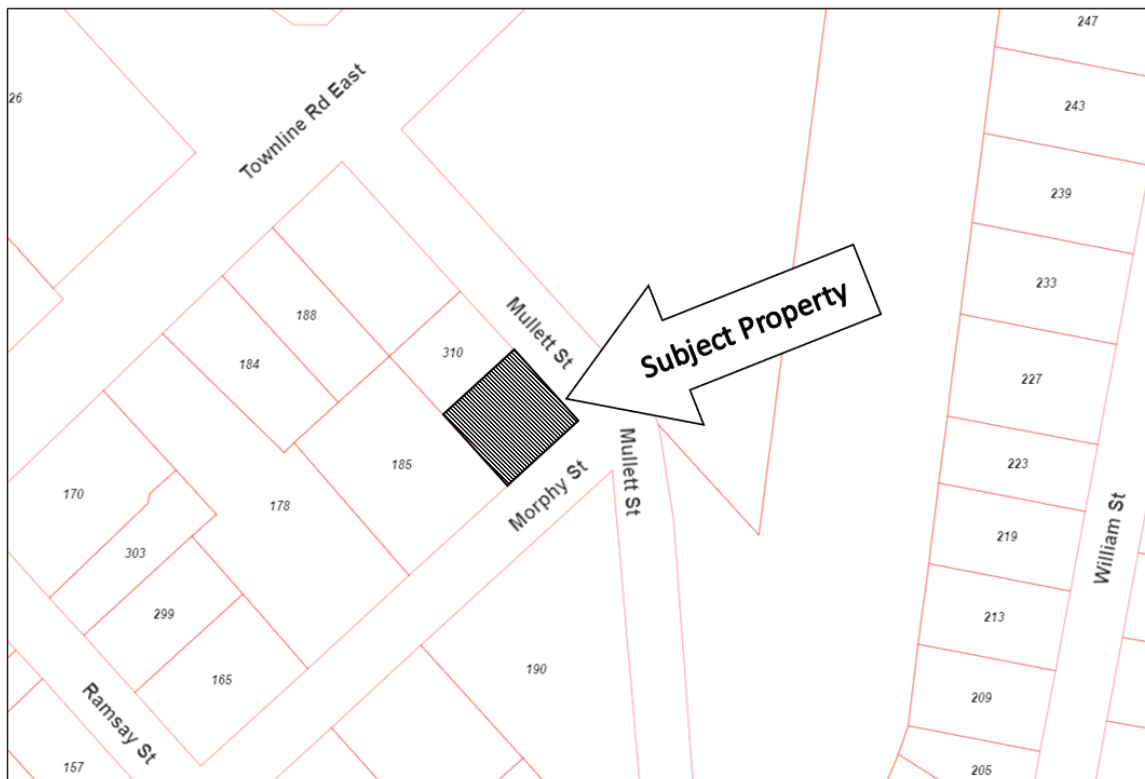
Additional Information and Commenting Options:

Additional information in relation to the proposed development permit is available for review by visiting the Planning Department at Town Hall or by accessing the following hyperlink: <http://carletonplace.ca/development-services-2.php> or

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

1. By visiting <http://carletonplace.ca/application-comments.php>.
2. By email: jhughes@carletonplace.ca
3. By mail to: Planning Dept. Town of Carleton Place
175 Bridge Street, Carleton Place ON K7C 2V8.

Comments are asked to be received by: **March 1st, 2024.**



DATED AT THE TOWN OF CARLETON PLACE THIS 6th DAY OF FEBRUARY 2024.