



**SOUTH  
FRONTENAC**

**Development Services**  
4432 George St, Box 100  
Sydenham ON, K0H 2T0  
613-376-3027  
[planning@southfrontenac.net](mailto:planning@southfrontenac.net)

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## **Notice of Hearing on Consent and Minor Variance Applications PLBDJ20250080 and PLZNA20250081**

to be held by the Committee of Adjustment of the Township of South Frontenac

You are receiving this Notice because a property owner has applied for a consent and minor variance on land located within 60 metres of a property that you own. Please share this notice with all other owners of your property, and any tenants.

### **Hearing Details**

Date: October 09, 2025

Time: 7:00 p.m.

Location: 4432 George Street, Sydenham and on Zoom

### **Application Details**

Property Address: 1856 RUTLEDGE ROAD

Applicant: Stefan & Julia Walker

#### **Purpose and Effect of the Application**

The following consent application seeks to create one new rural residential lot. The proposed severed parcel would be ~26Ac in area with ~58m of frontage on Rutledge Road. The retained parcel would be ~26.9Ac in area with ~67m of frontage on Rutledge Road and would contain the existing dwelling. The proposal requires a minor variance to permit reduced road frontage for the severed and retained lots, as the zoning by-law requires a minimum of 76m.

**For more information on this matter**, contact Kate Kaestner, Secretary-Treasurer of the Committee of Adjustment, at the telephone number or e-mail at the top of this notice.

The staff report will be available online at <https://southfrontenac.civicweb.net/Portal/> by the Friday before the hearing.

**Additional Applications:** The lands are not subject to any additional applications under the *Planning Act*.

**How to Get Involved:** The purpose of hearing is for the Committee of Adjustment to review the proposal, and to hear the applicant and every other person who desires to be heard in favour of or against the application, prior to making their decision.

You are invited to make an oral submission to the Committee of Adjustment. If you want to participate through the Zoom webinar, register through the Events Calendar at [www.southfrontenac.net](http://www.southfrontenac.net).

[www.southfrontenac.net](http://www.southfrontenac.net)

*South Frontenac is a welcoming and thriving rural community.*

If you prefer to comment in writing, please send your written comments to the Secretary-Treasurer no later than 4:30pm the day before the hearing. Send written comments by mail or email to the address at the top of this notice. Include your name and address in any correspondence.

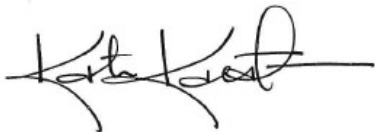
**How to Stay Informed:** If you wish to be notified of the Committee of Adjustment's decision on the application, you must make a written request to Development Services.

**Accessibility:** You can request this information in alternative formats. Contact the Clerk by email at [jthompson@southfrontenac.net](mailto:jthompson@southfrontenac.net) or by calling 613-376-3027.

**Collection of Personal Information:** Personal information is collected in order to gather feedback and communicate with interested parties regarding this development proposal. This information is collected under the authority of the *Planning Act* and in accordance with the *Municipal Freedom of Information and Protection of Privacy Act*. With the exception of e-mail addresses and telephone numbers, all information and comments will become part of the public record and will appear on the Township's website.

Council and committee meetings are broadcast live over the internet. If you speak at the meeting your voice will be heard in the broadcast. Broadcasts are archived and continue to be publicly available. Direct any questions on this to the Clerk by email at [jthompson@southfrontenac.net](mailto:jthompson@southfrontenac.net) or by calling 613-376-3027.

Dated at Sydenham, Ontario on September 25, 2025.

A handwritten signature in black ink, appearing to read 'Kate Kaestner', with a long horizontal flourish extending to the right.

Kate Kaestner  
Secretary-Treasurer, Committee of Adjustment





PLAN 13R-12954

RECEIVED AND DEPOSITED

DATE: 95-10-04

*Kelly Roblin*  
SIGNATURE

A.D. LAND REGISTRAR FOR THE  
REGISTRY DIVISION OF  
FRONTENAC (No. 13)

# METRIC

Distances Shown on This  
Plan are in Metres and  
can be Converted to Feet  
by Dividing by 0.3048

## CAUTION:

This Plan is Not a Plan of Subdivision  
Within the Meaning of the Planning Act.

I REQUIRE THIS PLAN TO BE  
DEPOSITED UNDER THE  
REGISTRY ACT.

DATE: OCTOBER 4, 1995.

*Peter S. Hopkins*  
SIGNATURE

PETER S. HOPKINS  
ONTARIO LAND SURVEYOR

## PLAN of SURVEY of PART of LOT 12, CONCESSION 5 TOWNSHIP of LOUGHBOROUGH COUNTY of FRONTENAC

Scale = 1:1250

25m 0 25 50 75 100 125m

PETER S. HOPKINS LIMITED  
-1995-

SCHEDULE				
PART	LOT	CON.	INST. No.	AREA
1	12	5	371617	0.406 ha.
2				21.414 ha.



## NOTES:

BEARINGS ARE ASTRONOMIC, DERIVED FROM THE  
EASTERLY LIMIT OF PART 1, IT BEING N 03°27'40" W  
AS SHOWN ON DEPOSITED REFERENCE PLAN 13R-6942  
AND DESIGNATED HEREON AS "REFERENCE LINE".

## LEGEND:

□	denotes	Planted Survey Monument
■		Found Survey Monument
SSIB		Standard Iron Bar
SSIB		Short Standard Iron Bar
IB		Iron Bar
IBW		Iron Bar (round)
RP		Rock Post
(WIT)		Witness
(M)		Measured
(PI)		Expropriation Plan 400286
(88f)		Donald C. Smith - O.L.S.
(788)		Ray Hunter - O.L.S.
(1120)		James A. Minnes - O.L.S.
(1407)		M. Peter Allen - O.L.S.
(S&SK)		Smith & Smith Kingston

## SURVEYOR'S CERTIFICATE:

I CERTIFY THAT:

- This Survey and Plan are correct and in accordance with the SURVEYS ACT and the REGISTRY ACT and the REGULATIONS made thereunder.
- The SURVEY was completed on the 27th day of SEPTEMBER, 1995.

PETER S. HOPKINS LIMITED

DATE: OCTOBER 3, 1995.

*Peter S. Hopkins*  
PETER S. HOPKINS - O.L.S.

Party Chief: B.H.  
Inst. Man: L.H.  
Chain Man: R.H.  
Plan By: R.H.

**PETER S. HOPKINS Limited**  
Ontario Land Surveyor

P.O. Box 207, KOH-2HO  
MILLHAVEN ROAD, ODESSA ONT.  
Telephone No. 386-7395

PROJECT No. 95-138  
LOT 12, CONCESSION 5  
TOWNSHIP OF LOUGHBOROUGH

