Development Services
4432 George St, Box 100
Sydenham ON, K0H 2T0
613-376-3027
planning@southfrontenac.net

Notice of Hearing on Legal Non-Conforming Use Permission Application PLZNA20260120

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 permission to enlarge a legal non-conforming use 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: 12 November, 2026
Time: 7:00 p.m.
Location: 4432 George Street, Sydenham and on Zoom

Application Details

Property Address: 1259 HIDDEN VALLEY LANE
Owner: Brieanna Miklaucic
Agent: Anthony Miklaucic

Purpose and Effect of the Application
The owner has applied to increase the area of a boathouse on Buck Lake. The property Is developed with a existing dwelling, deck, boathouse and dock. The boathouse is currently in a state of disrepair. The owner proposes to construct a new boathouse and docks on the same footprint.

The new boathouse would be 61.8sqm (666sqft) in area, which is larger than the 41.2sqm (444sqft) area of the existing boathouse. The docks on both sides of the boathouse is proposed to be reduced, from 41.2sqm (444sqft) to 20.6sqm (222sqft). Since the boathouse area would increase and the dock area would decrease, the footprint of the whole structure would remain the same at 82.4sqm (888sqft). The height is proposed to stay the same at 3.6m (12 ft).

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, you must register through the Events Calendar at **www.southfrontenac.net**.

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.

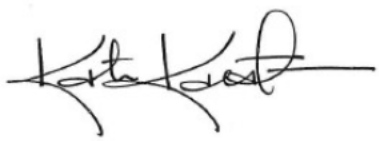
How to Stay Informed: If you wish to be notified of the Committee of Adjustment's decision on the application, you must make a written request to Development Services.

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

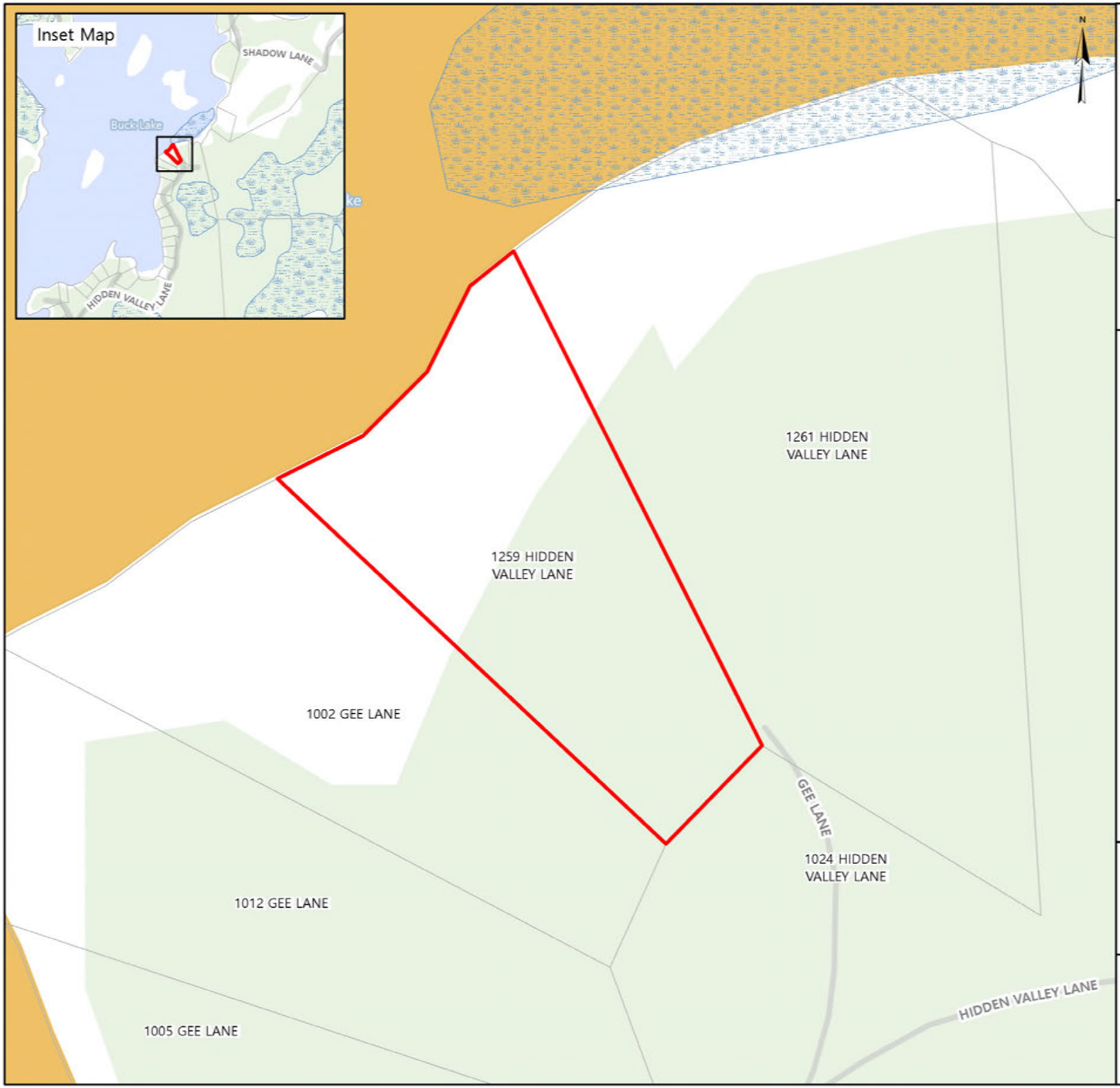
Collection of Personal Information: Personal information is collected in order to gather feedback and communicate with interested parties regarding this development proposal. This information is collected under the authority of the *Planning Act* and in accordance with the *Municipal Freedom of Information 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 or by calling 613-376-3027.

Dated at Sydenham, Ontario on October 30, 2026.



Kate Kaestner
Secretary-Treasurer, Committee of Adjustment



SOUTH FRONTENAC

PL-ZNA-2026-0120

(MIKLAUCIC)
1259 HIDDEN VALLEY LANE

Legend

- Subject Lands
- Road
- Lake Trout Lake - At Capacity
- Lake Trout Lake - Not at Capacity
- Non-Lake Trout Lake - At Capacity
- Township Boundary
- Waterbody
- Wetland
- Wooded Area

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While the County makes every effort to insure that the information presented is accurate for the intended uses of this map, there is an inherent error in all mapping products, and accuracy of the mapping cannot be guaranteed for all possible uses. This map displays basic topographic features only.

Scale: 1:500

0 5 10 20 m

UTM Zone 18 NAD 83

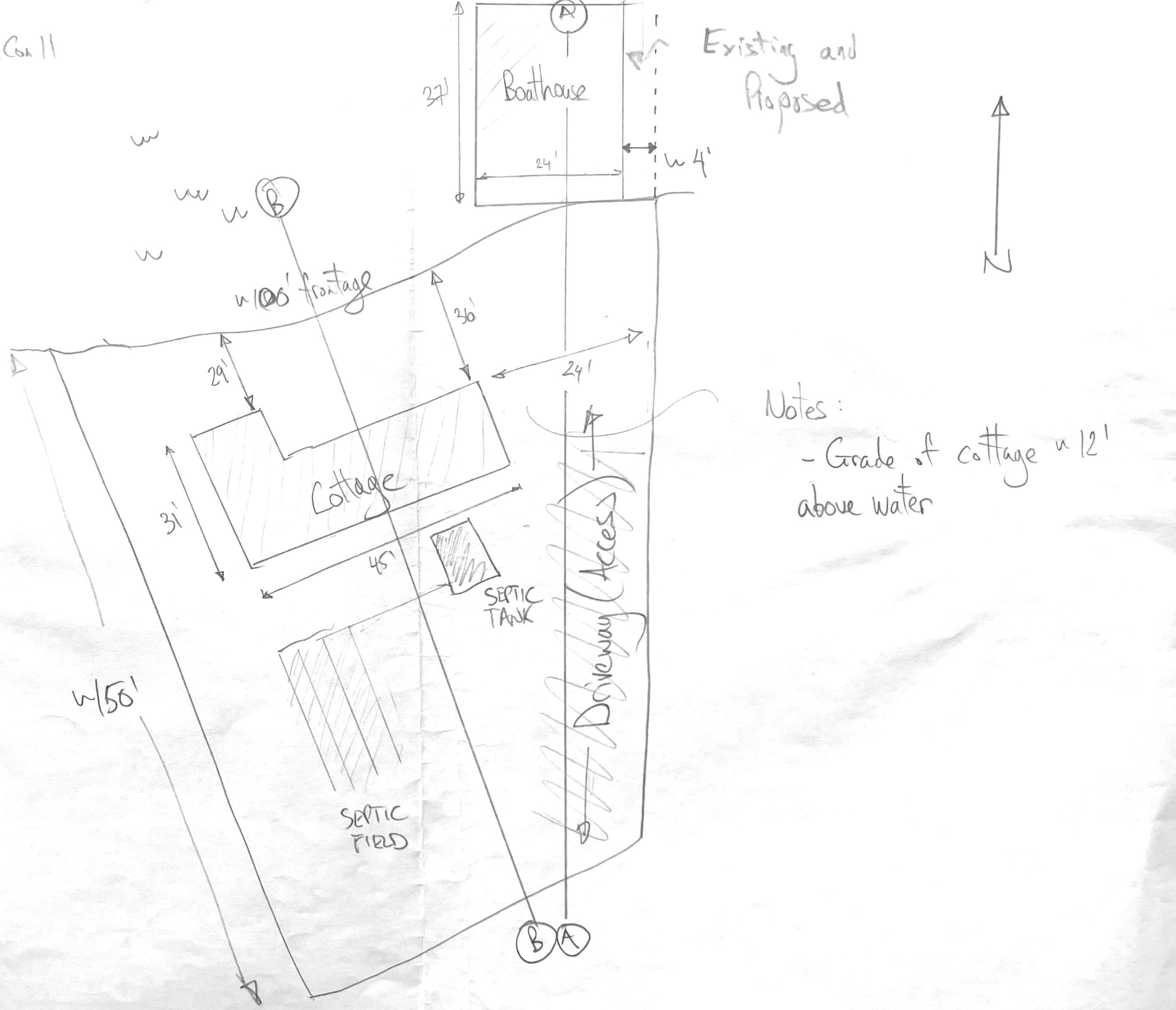
Date: 19/10/2026

1259 Hidden Valley, Lot 22, Con 11

Site Plan

Applicant - Tony Miklavcic

[redacted]



Notes:

- Grade of cottage w 12' above water