

MINUTES
COMMITTEE OF ADJUSTMENTS

Wednesday, September 8, 2021, 4:00 PM
Corporation of The Township of Edwardsburgh Cardinal
Council Chambers, Spencerville Ontario

PRESENT: Stephanie Summers
Tim Nason
Don Gibson
Pete Rainville

STAFF: Wendy Van Keulen, Secretary Treasurer

PUBLIC: Vicki Cameron
Dale Cameron

1. Welcome and Introductions

Committee Chair Stephanie Summers called the meeting to order and welcomed Don Gibson and Pete Rainville as newly appointed members of the Committee of Adjustments. The Chair introduced the existing members, Secretary-Treasurer, and welcomed members of the public in attendance.

2. Disclosure of Pecuniary Interest & the General Nature Thereof

None.

3. Review and Discussion of Minor Variance

The Chair invited Staff to speak about the report. Staff made the Committee aware of an error in the Action Item, where the application was referred to as an application for severance. Staff noted that while the proposed Minor Variance was to satisfy a requested condition of a severance application, the Committee was indeed asked to review and make a decision on the Minor Variance application A-05-21. Staff thanked the Chair for the opportunity to clarify the report.

The Chair asked if any members of the public had comments to share with the Committee. Mr. Cameron introduced himself to the Committee and shared that he and his partner received the notice of hearing as a neighbour of the applicant. Mr. and Mrs. Cameron had no objections to a lesser road frontage as a result of the proposed severance. They recalled that the lots were created in 1998 and had no objections at that time.

The Committee asked if any other comments had been received. There were no formal written comments received from the Public. The Leeds Grenville Lanark

Health Unit provided a letter indicating that they have no objections to the proposed application.

The Committee asked what the required road frontage would have been when the lots were first created in 1998. This information was not available at the meeting, although Staff confirmed that the existing zoning bylaw was adopted in 2012. The provisions that were required in 1998 would have been outlined in Zoning Bylaw 97-30, which is no longer in effect today.

The Committee asked Staff to confirm which parcel had 47.55m of frontage and which had 56.39m. The lot shown as part 3 in reference plan 15R-9659 is proposed to have 47.55m and the lot shown as part 4 is proposed to have 56.39m

4. Decision on Minor Variance

Moved by: Tim Nason

Seconded by: Don Gibson

That Committee grant the application for Minor Variance A-05-21 to allow a lot frontage of 47.55m (156ft) and 56.39m (185ft), as required to meet the condition of severance B-89-21.

Carried

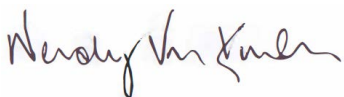
5. Adjournment

Moved by: Tim Nason

Seconded by: Don Gibson

That Committee does now adjourn at 4:06pm.

Carried



Secretary Treasurer