

**TOWNSHIP OF MELANCTHON
COMMITTEE OF ADJUSTMENT**

The Committee of Adjustment of the Township of Melancthon held an electronic meeting on the 16th day of February, 2023 commencing at 6:00 p.m. Members D. White, J. McLean, R. Moore, B. Neilson and R. Plowright were present. Secretary-Treasurer D. Holmes, S. Culshaw, were also present. Member White presided.

Additions/Deletions/Approval of Agenda

Moved by Plowright, Seconded by Neilson that the Committee approve the Agenda as circulated.

Carried.

Declaration of Pecuniary Interest and the General Nature Thereof

Chair White advised that disclosure of pecuniary interest can be declared at this time or anytime throughout the meeting by giving the general nature thereof and that declarations must be submitted to the Clerk in writing.

Minutes

Moved by Moore, Seconded by Neilson that Committee approve the minutes of the December 15, 2022 Committee of Adjustment meeting as circulated.

Carried.

Business Arising from Minutes

None.

Application for Consent

None

Application for Minor Variance

1. A1/23 Part Lot 25, Concession 7 SW (Sadra Abrishamkar)

A public meeting had been called for 6:00 p.m. to consider an application by Sadra Abrishamkar to apply for a Minor Variance on Part of Lot 25, Concession 7 SW to permit a porch addition and a second storey addition to the existing single storey legal non-conforming dwelling on the property. The Secretary indicated that they had received comments from the GRCA, the County Building department and the County Planning department, and there were no concerns. As per the staff report, staff recommended approving the application for Minor Variance.

Moved by Plowright, Seconded by McLean that the Committee approve the granting of a minor variance A1/23 to Sadra Abrishamkar, Part of Lot 25, Concession 7 SW to permit a porch addition and a second storey addition to the existing single storey legal non-conforming dwelling on the property. The requested variance is considered minor in nature and complies with the intent of the Zoning By-law, as the use of the land is not being changed, and the location of all buildings/structures remains the same as existing. The variance is considered to be appropriate for the proper development of the subject lands, in a manner that is desirable and appropriate for the use of the land and maintains the general intent of the Zoning By-law and conforms with the intent of the Official Plan.

Carried

Application for Validation of Title

None

Certificate of Cancellation

None

Applications on File

1. B6/22 Lots 32-34, Plan 332

Application was further deferred.

Application for Minor Variance

None

Application for Validation of Title

None

Delegates

None

Correspondence

Report from Chris Jones, Change of Conditions on Applications for Consent B5/21, B6/21, B7/21, B7/22 and B8/22 was supplied to the Committee and the following motion was passed.

Moved by Moore, Seconded by Neilson that Committee modify Provisional Consents B5/21, B6/21, B7/21, B7/22 and B8/22 by adding the words "***for the retained lot***" to the end of the condition that reads: "*That the applicant enter into a Consent Agreement with the Township to implement applicable recommendations of the Environmental Impact Study.*" As this modification is minor in nature, the Committee resolves that no further notice is required for this change.

Carried

Adjournment – 6:10 p.m.

Moved by Plowright, Seconded by Moore, that Committee adjourn at 6:10 p.m. to meet again at the call of the Chair.

Carried.

CHAIR

SECRETARY