

Township of McNab/Braeside

Committee of Adjustment

A Hearing of the Committee of Adjustment was held on May 28, 2018 at 7:00 p.m. in the Municipal Office.

PRESENT: Geoff Booth Chairperson
 Vance Bedore Member
 Jacqueline Asselin Member

Disclosures of pecuniary interest and the general nature thereof.

Members were asked to state any financial interest and the general nature thereof before the item is discussed. No disclosures of pecuniary interest were declared at this time.

Moved by Vance Bedore, seconded by Jacqueline Asselin, that the May 7, 2018 minutes be approved as circulated. **Carried.**

Hearings:

B-8/18 Brian Robillard

Brian Robillard was in attendance this evening to discuss this application.

The Chairperson advised that the application was circulated to the Planning Advisory Committee, County Planner, Sewage System Inspector and property owners within 60 metres and all comments received were favourable. He noted that the Planner had recommended that the consent be granted pending favourable comments being received from the Township's Public Works Department regarding frontage on, and access to, Township roads and from the Township's Chief Building Official regarding site suitability for development. The Committee were in agreement that these matters have been satisfactorily addressed.

Moved by Vance Bedore, seconded by Jacqueline Asselin, that Application B-8/18 be approved subject to the conditions listed in the decision. **Carried.**

B-9/18 Brian Robillard

Brian Robillard was in attendance this evening to discuss this application.

This application was heard in conjunction with Application B-8/18

Moved by Vance Bedore, seconded by Jacqueline Asselin, that Application B-9/18 be approved subject to the conditions listed in the decision. **Carried.**

Decisions:

B-8/18 Brian Robillard

Consent to sever a portion of land approximately 70m frontage, 140m depth, .98 ha for residential purposes, being Lot 15, Concession 7, Maple Bend Road/Mill Ridge Road, Township of McNab/Braeside, is granted to Brian Robillard on condition that:

1. Three registered Plans of Survey in conformity with the sketch depicting the severed lands as attached to the application be presented to the Township and a copy be deposited in the Land Registry Office.
2. The original executed transfer (Transfer In Preparation) and one photocopy for our records for endorsement be presented to the Township.

NOTE: The above conditions must be completed within one year of the date of decision. Should the conditions not be met the consent shall be deemed to be refused. This consent conforms with section 3.3 (2) (b) of the Official Plan.

Reasons:

- The Committee stated that the general intent and purpose of the Township of McNab/Braeside's Official Plan would be maintained.
- The Committee also stated that the application complies with the relevant policies of the Township of McNab/Braeside's Official Plan.
- The subject lands would comply with the provisions of the Township of McNab/Braeside's Comprehensive Zoning By-Law 2010-49.
- The use would be compatible with the existing uses in the vicinity of the subject property.

For the above mentioned reasons, the application for consent was granted.

B-9/18 Brian Robillard

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Delegations: Nil

Discussion: Nil

Correspondence: Nil

Unfinished Business: Nil

New Business: Nil

Next Meeting:

The next meeting will be on June 25, 2018.

Adjournment.

The meeting adjourned on a motion moved by Jacqueline Asselin at 7:25 p.m.

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Chairperson

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Secretary