



**MUNICIPALITY OF SOUTH WEST MIDDLESEX
COMMITTEE AGENDA**

WEDNESDAY, FEBRUARY 28, 2018 7:00 PM
Council Chambers

AGENDA

COMMITTEE AGENDA

SOUTHWEST MIDDLESEX COMMITTEE OF ADJUSTMENT AGENDA

The Municipality of South West Middlesex Committee of Adjustment will meet in Regular Session in the Council Chamber on February 28, 2018 at 7:25 p.m.

MEMBERS PRESENT:

Vance Blackmore (Chair presiding), Marigay Wilkins, Doug Bartlett, Rick Cowell, John Kavelaars, Martin Vink

REGRETS:

Karen Aranha, Don McCallum

STAFF PRESENT:

CAO/Clerk - Jill Bellchamber-Glazier, Facilities & Recreation Manager – Steve MacDonald, Interim Public Works Manager – Larry McGregor, Treasurer – Kristen McGill

ALSO PRESENT:

Members of the public and press

1. CALL TO ORDER

Chairperson Blackmore calls the meeting to order at 7:05 p.m.

2. APPROVAL OF AGENDA

#2018-

Moved by _____

Seconded by _____

THAT the Committee of Adjustment Agenda dated February 28, 2018 be accepted as presented.

3. DISCLOSURE OF PECUNIARY INTEREST

The Municipal Conflict of Interest Act requires any member of the Committee declaring a pecuniary interest and the general nature thereof, where the interest of a member of the Committee has not been disclosed by reason of the member’s absence from the meeting, to disclose the interest at the first open meeting attended by the member of Committee and otherwise comply with the Act.

<u>Name</u>	<u>Item</u>	<u>Nature</u>
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4. DEPUTATIONS AND PETITIONS

7:25 p.m. – Minor Variance A-1/2018 – 1856 Longwoods Road

[04 725pm A1 2018 Moskal report](#)

#2018-

Moved by _____

Seconded by _____

THAT Application for Minor Variance A-1/2018 filed by Walter & Debbie Moskal for relief from Section 6.2.1 of the Municipality of Southwest Middlesex Comprehensive Zoning By-law to permit a reduced front yard depth to 3.9 m (12.8 ft) and a reduced floor area for a dwelling to 80.1 sq m (862 sq ft) be **GRANTED** subject to the following condition:

1. That the applicant receive a permit from the Lower Thames Valley Conservation Authority to allow the construction of the proposed dwelling on the subject lands.

Reasons

- The intent of the Municipality of Southwest Middlesex Official Plan is maintained;
- The intent of the Municipality of Southwest Middlesex Zoning By-law is maintained;
- The variance is considered minor in nature;
- The variance is desirable for the appropriate use and development of the lands.

7:35 p.m. – Minor Variance A-2/2018 – 185 Elizabeth Street

[04.735pm A2 2018 Utopia report](#)

#2018-

Moved by _____

Seconded by _____

THAT Application for Minor Variance A-2/2018 filed by Utopia Custom Homes Inc. (Marco DeMelo) for relief from Section 6.2.1 (A6) of the Municipality of Southwest Middlesex Comprehensive Zoning By-law to permit a reduced exterior side yard width to 6.02 m (19.8 ft) be **GRANTED**.

Reasons

- The intent of the Municipality of Southwest Middlesex Official Plan is maintained;
- The intent of the Municipality of Southwest Middlesex Zoning By-law is maintained;
- The variance is considered minor in nature;
- The variance is desirable for the appropriate use and development of the lands.

7:45 p.m. – Minor Variance A-3/2018 – 2533 Longwoods Road

- [04 745pm A3 2018 Tuer report](#)

#2018-

Moved by _____

Seconded by _____

It is recommended that Application for Minor Variance A-3/2018 filed by Ryan Tuer and Karen McLagan for relief from Section 5.2.1 (C9) and Section 5.3.4 c) of the Municipality of Southwest Middlesex Comprehensive Zoning By-law to permit an increased floor area for an accessory building used and occupied by a home occupation from 200 sq m to 242.5 sq m be **GRANTED**.

Reasons

- The intent of the Municipality of Southwest Middlesex Official Plan is maintained;
- The intent of the Municipality of Southwest Middlesex Zoning By-law is maintained;
- The variance is considered minor in nature;
- The variance is desirable for the appropriate use and development of the lands.

5. UNFINISHED BUSINESS

6. COUNCILLORS COMMENTS AND ENQUIRIES

- Comments/Conference & Seminar Reports

7. NOTICE OF FUTURE MEETINGS (subject to change)

- March 28, 2018 – Council – 7:00 p.m.

8. ADJOURNMENT

The Chairperson adjourned the meeting at _____ p.m.