

PRESENT: J. Rogerson
P. Walker

M. Buchanan

SUMMARY OF THE APPLICATION:

A Minor Variance Application has been submitted by Danielle Cousineau & Paolo Dottori, 306 Silver Lady Lane, seeking relief from Zoning By-law 2015-30, Section 3.21.1.1 to increase the footprint for an accessory structure in the front yard from 10m² to 15.6m²; Section 3.21.1.5 to permit a second accessory structure within the 15m vegetative buffer; and to vary Table 10C to increase the Max. Lot Coverage for a "Rural Residential Lakefront (RRL)" property from 10% to 10.6% for the purpose of constructing two new accessory buildings in the front yard.

OTHERS IN ATTENDANCE:

Paolo Dottori

The Chairman called the Hearing to Order at 9:30 a.m. and outlined the procedure to be followed and read the Notice of Hearing. A Planning Report was distributed prior to the Hearing which outlined the four tests applied under the Planning Act in order to determine if the application was minor in nature. Staff concurred the requested variances maintained the intent of the Zoning By-law and the Official Plan and was appropriate development for the area.

The Chairman invited Mr. Dottori to discuss his application. Mr. Dottori advised of the following:

- Redevelop lakeside – currently only picnic table and dock
- Propose to construct a gazebo and prefab sauna – 2 small buildings
- Vegetative buffer well protected - No removal of trees – only small sandy plateau
- Both structures will be invisible from neighbours
- No issues with Conservation Authority

Being no questions or comments the following resolution was then passed:

RESOLUTION NO. 1

MOVED BY: Paul Walker

SECONDED BY: Marc Buchanan

"THAT the Minor Variance Application submitted by Danielle Cousineau & Paolo Dottori, 306 Silver Lady Lane, seeking relief from Zoning By-law 2015-30, Section 3.21.1.1 to increase the footprint for an accessory structure in the front yard from 10m² to 15.6m²; Section 3.21.1.5 to permit a second accessory structure within the 15m vegetative buffer; and to vary Table 10C to increase the Max. Lot Coverage for a "Rural Residential Lakefront (RRL)" property from 10% to 10.6% for the purpose of constructing two new accessory buildings in the front yard, **BE APPROVED."**

REASONS:

- 1) The variance is minor.
- 2) It is desirable for the appropriate development or use of the land, building or structure.
- 3) The general intent and purpose of the By-law and of the Official Plan are maintained.
- 4) As no public comment, written or oral has been received, there was no effect on the Committee's Decision from the public.

CONDITIONS:

- 1) That all necessary permits be obtained by the City and the Conservation Authority

"CARRIED"

J. Rogerson, Chairman

CONCURRING MEMBERS

J. Rogerson, Chair

P. Geden

M. Buchanan

D. Young

P. Walker

NON-CONCURRING MEMBERS

CHAIRMAN

SECRETARY-TREASURER