

**TOWNSHIP OF ESSA
COMMITTEE OF ADJUSTMENT**

AGENDA

October 27th, 2023 - 10:00 a.m.

**Council Chambers
Chair to open the meeting.**

1. DISCLOSURE OF INTEREST:

2. MINUTES:

Committee to accept Minutes from the September 29th, 2023, Meeting. See attached.

3. APPLICATIONS:

- | | | |
|-----|--|---|
| i) | A15/23
7634 10th Line
Description: | David & Michelle Langford
<i>Minor Variance</i>
The applicant is seeking relief from Section 6.2 g) of Zoning By-law (2003-50) which regulates that one residence may be permitted on a lot zoned Agricultural (A). The applicant is requesting to build a second residence while an existing residence exists; the existing residence will be converted to an Additional Residential Unit (ARU) if the proposed new primary dwelling is permitted.
Agricultural (A) |
| | Zoning: | |
| ii) | A17/23
6457 Scotch Line
Description: | Kenneth Savidis
<i>Minor Variance</i>
The applicant is seeking relief from Section 5.3 a) of Zoning By-law (2003-50), which regulates the maximum gross floor area of an accessory building on a lot less than 1.0 hectares at 93.0 m ² . The applicant is requesting a gross floor area of 182.0 m ² for storage and personal use.
Agricultural (A) |
| | Zoning: | |

4. OTHER BUSINESS

5. ADJOURNMENT

**COMMITTEE OF ADJUSTMENT
MINUTES
September 29th, 2023**

Present: John Stelmachowicz, Chair
Joe Pantalone, Member
Joan Truax, Member
Henry Sander, Member
Ron Henderson, Member

Also Present: Owen Curnew, Secretary-Treasurer
Oliver Ward, Policy Planner

The Chair, John Stelmachowicz called for a motion to postpone the meeting for 10-15 minutes so committee members, staff, and the audience could attend the flag raising for National Truth and Reconciliation Day. The motion was seconded by Ron Henderson and Joe Pantalone, and the Committee voted unanimously in favour. Henry Sanders was not present during the vote.

The Chair, John Stelmachowicz, called the meeting to order at 10:06 a.m. and explained the meeting process and the time frame for appeals to those persons present. He advised that all statements and evidence given before the Committee are of the same force and effect as if made under oath and by virtue of the Canada Evidence Act.

MINUTES:

The Minutes of June 30th, 2023 were accepted by the Committee.

DISCLOSURE OF INTEREST:

No conflicts of interests were disclosed.

APPLICATIONS

B9/23

125 Sydenham Street Consent – New Lot Creation

Present (other than Committee & Staff Members):

Courtney Mark, Agent
Tyler Kawall, Agent

Owen Curnew provided a brief synopsis, outlining the purpose of the applications, all comments received, and the recommendation of Planning Staff, APPROVAL of the application.

John Stelmachowicz invited the applicant to present.

Courtney Mark provided a description of the proposal.

John Stelmachowicz asked if there were any questions from the Public.

No comments from the public were provided.

Henry Sander asked for clarification regarding parking.

Courtney Mark clarified two exterior parking spaces will be provided.

Joe Pantalone supported the application.

Henry Sander suggested a clause than any and all external costs be borne by the applicant.

John Stelmachowicz motioned to add the recommended clause.

Joe Pantalone seconded to motion.

The Committee voted unanimously in favour of the condition.

The Committee voted to APPROVE B9/23 with the suggested conditions from staff.

A11/23
7969 5th Line

Phillip Zywo
Minor Variance

Present (other than Committee & Staff Members):

Cassie Sauer, Agent

Owen Curnew provided a brief synopsis, outlining the purpose of the applications, all comments received, and the recommendation of Planning Staff, DEFERAL of the application.

John Stelmachowicz invited the applicant to present.

The applicant's wife provided a brief description of the proposal.

John Stelmachowicz stated that the clause mentioned in the previous case will be applied concerning all costs associated will be borne by the applicant.

The Committee voted to APPROVE A11/23 with the suggested conditions from staff.

A13/23
19 Julie Street

Sandra Liechti
Minor Variance

Present (other than Committee & Staff Members):

Owen Curnew provided a brief synopsis, outlining the purpose of the applications, all comments received, and the recommendation of Planning Staff, APPROVAL of the application.

John Stelmachowicz invited the Applicant to present.

The applicant's agent provided a brief description of the proposal.

John Stelmachowicz asked if there were any comments from the public.

John Stelmachowicz stated that the clause mentioned in the previous case will be applied concerning all costs associated will be borne by the applicant.

The Committee voted to APPROVE A13/23 with the suggested conditions from staff.

ADJOURNMENT

The chair, John Stelmachowicz closed the meeting at 10:28 a.m.

X

John Stelmachowicz
Chair