



THE CORPORATION OF THE TOWNSHIP OF ESSA  
COMMITTEE OF ADJUSTMENT

NOTICE OF DECISION

File No. A10/23 Roll No: 010-006-05701  
Owner: Andrew Spears  
Location: 6419 11<sup>th</sup> Line  
Date of Decision: June 30<sup>th</sup>, 2023  
Purpose: The applicant is seeking relief from Section 5.3c) of Essa Township's Zoning By-law 2003-50, which regulates the minimum front yard setback for Residential Buildings in lands zoned Agricultural (A) at 18 meters. The applicant is proposing an addition to their house which will have a front yard setback of 15.8 meters. The current house is a non-conforming single dwelling unit, as such the application for relief is to be considered a permission to expand a legally non-conforming use.

IN THE MATTER OF A MINOR VARIANCE for permission to expand a non-conforming use.

2003-50 (Essa)

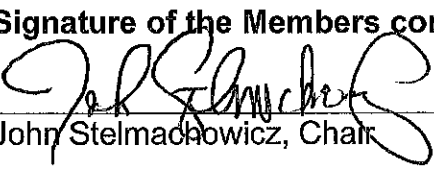
in the form of a minor variance as indicated in the application, the Committee of Adjustment for the Township of Essa hereby **GRANTS THE MINOR VARIANCE** subject to the following *Conditions of Approval*:

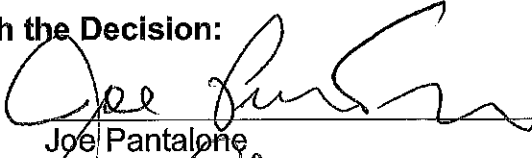
- The proper Building Permits be obtained.
- That all municipal taxes be up to date.

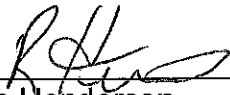
For the following reasons:

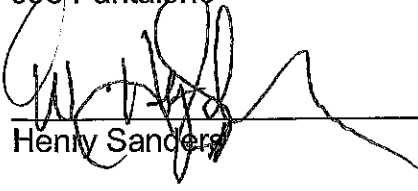
- The general intent and purpose of the By-law and Official Plan is being maintained.
- the Committee has considered all public comments received and believes their decision is based on the best evidence available.

**Signature of the Members concurring with the Decision:**

  
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John Stelmachowicz, Chair

  
\_\_\_\_\_  
Joe Pantalone

  
\_\_\_\_\_  
Ron Henderson

  
\_\_\_\_\_  
Henry Sanders

  
\_\_\_\_\_  
Joan Truax

## **NOTICE**

The applicant, the Minister, a specified person or any public body, may appeal the decision and/or any conditions imposed to the Ontario Land Tribunal. In order to appeal, you must file a Notice of Appeal setting out written reasons for the appeal and, if applicable, specifying which conditions are being appealed, within twenty (20) days of the making of the decision.

This Notice should be filed with the Secretary-Treasurer of the Committee of Adjustment and be accompanied by a payment of \$400.00 for the first application being appealed. If more than one application is being appealed, the fee for each additional application is \$400.00. Cheques should be made payable to the Minister of Finance. Please note the Secretary-Treasurer must actually receive this Notice within the 20-day period in order to be considered by the Ontario Land Tribunal.

Send to: Township of Essa Committee of Adjustment  
Attention: Secretary-Treasurer  
5786 County Road #21  
Utopia, Ontario L0M 1T0

**Note:** Under the Planning Act, the applicant, the Minister, and specified person or any public body may appeal decisions in respect of applications for consent to the Ontario Land Tribunal.

If the last date for filing an appeal falls on a Saturday, Sunday or Statutory Holiday, appeals will be accepted on the next working day.

<b>Forwarded by mail</b>	<u>June 30<sup>th</sup>, 2023</u>
<b>Last date for Appeal to O.L.T.</b>	<u>July 14<sup>th</sup>, 2023</u>
<b>This Notice Dated</b>	<u>June 30<sup>th</sup>, 2023</u>



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Secretary-Treasurer, Committee of Adjustment