



CLEARVIEW

MINOR VARIANCE NOTICE OF DECISION

The Township of Clearview Committee of Adjustment has made a decision regarding an application for a Minor Variance to Township Zoning By-law 06-54. The variance has been considered under the requirements of the *Planning Act RSO 1990 c.P.13* and applicable regulations. The purpose of this notice is to provide you with a copy of the decision.

Decision Information:

Date of Decision: Wednesday April 12, 2023

Last Date of Appeal: Tuesday May 2, 2023

The Proposal:

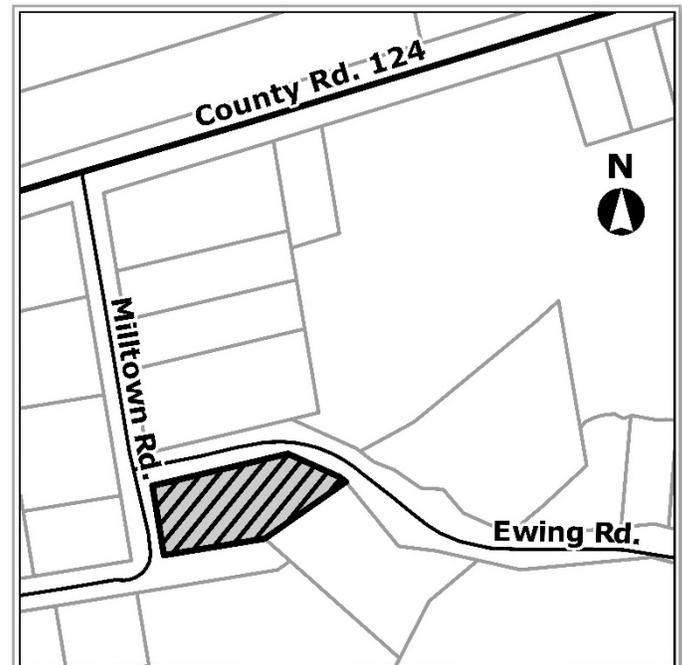
Project No.: 2023-010 [23-A02]

The subject application concerns lands municipally known as 41 Milltown Road, Singhampton and legally described as CONCESSION 12 PT LOT 18 PLAN 92 LOT 1 AND RP 51R36247 PTS 2 & 4 (Roll No: 432901000908600).

The purpose of the application is to request the approval of the Committee of Adjustment for relief from the Residential Hamlet (RS) zone minimum exterior side yard requirement of 7.5 metres to 3.2 metres.

The effect of the application is to allow for the construction of a proposed addition to an existing dwelling on the subject lands.

A key map has been provided showing the subject lands.



A copy of the decision is attached to this notice.

There are no associated applications.



CLEARVIEW

MINOR VARIANCE NOTICE OF DECISION

Your Rights to Appeal:

The applicant, the Minister or a specified person or public body that has an interest in the matter may within 20 days of the making of the decision appeal to the Ontario Land Tribunal against the decision of the committee by filing with the secretary-treasurer of the committee a notice of appeal setting out the objection to the decision and the reasons in support of the objection accompanied by payment to the secretary-treasurer of the fee charged by the Tribunal as payable on an appeal from a committee of adjustment to the Tribunal.

For more information on making an appeal, please visit: <https://olt.gov.on.ca/>

For More Information:

There are several ways to find more information about this application.

Visit our website:

www.clearview.ca

Contact the Committee Secretary-Treasurer:

Christine Taggart
ctaggart@clearview.ca
705-428-6230 ext. 238

Visit or write to the Community Services Department at the Township of Clearview Administration Centre:

Box 200, 217 Gideon St., Stayner ON L0M 1S0
Monday to Friday 8:30 AM to 4:30 PM

If you have specific accessibility needs and would like another format or other accommodations the Township of Clearview will work to meet your needs. Please contact Human Resources at 705-428-6230 ext. 255.

Notice dated: 13 April 2023



1 SITE PLAN
1:200



EXISTING DWELLING STATISTICS:

GROSS FLOOR AREAS:
 GROUND FLOOR AREA = 110.8 SQ.M (1192.6 SQ.FT)
 SECOND FLOOR AREA = 124.5 SQ.M (828 SQ.FT)
 EXTERIOR PORCH TO BE RENOVATED = 18 SQ.M (194 SQ.FT)

BUILDING FOOTPRINT AREA:
 (GROUND FLOOR) = 133 SQ.M (1431 SQ.FT)

MAXIMUM BUILDING HEIGHT = APPROX. 10.0M FROM LOWEST GRADE TO HIGHEST ROOF

PROPOSED ADDITION STATISTICS:

PROPOSED GROUND FLOOR ADDITION = 140.8 SQ.M (1515.6 SQ.FT)

TOTAL GROUND FLOOR (EXSG + PROPOSED) = 251.6 SQ.M (2708.2 SQ.FT)

PROPOSED GARAGE = 63.9 SQ.M (687.8 SQ.FT)
 EXTERIOR DECKS = 42 SQ.M (451 SQ.FT)

PROPOSED BUILDING FOOTPRINT AREA: 223 SQ.M (2400 SQ.FT)

MAXIMUM BUILDING HEIGHT = APPROX. 9.0M FROM LOWEST GRADE TO HIGHEST ROOF

DRAWING INDEX

- A1 SITE PLAN
- A2 FOUNDATION PLAN
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- A5 SECTIONS
- A6 SECTIONS
- A7 SECTIONS
- AB ELEVATIONS
- A9 ELEVATIONS

REF.	DATE	DESCRIPTION
SS	FEBRUARY 2 2023	SUBMIT FOR BUILDING PERMIT
SS	DECEMBER 16 2021	ISSUED FOR FINAL NPGA REVIEW
SS	JULY 29 2021	ISSUED FOR NPGA REVIEW

IMPORTANT:

BUILDING CONTRACTOR TO VERIFY ALL DIMENSIONS BEFORE PROCEEDING. ALL CONSTRUCTION SHALL COMPLY WITH THE LATEST VERSION OF THE ONTARIO BUILDING CODE. FIELD DESIGN DOES NOT ASSUME LIABILITY FOR ANY ERRORS OR OMISSIONS ON THIS DRAWING UNLESS ADVISED IN WRITING OR SUCH ERRORS OR OMISSIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION. FIELD DESIGN SHALL NOT BE RESPONSIBLE FOR ANY DEVIATION FROM THESE DRAWINGS ADVISED BY ANY ORIGINAL APPROVED AUTHORITY OR PROFESSIONAL CONSULTANT AT ANY TIME PRIOR TO OR DURING CONSTRUCTION. FURTHER, ANY SUCH DEVIATION OR CHANGES TO THESE DRAWINGS NULLIFIES ANY RESPONSIBILITY THAT FIELD DESIGN MAY HAVE WITH RESPECT TO THESE DRAWINGS OR CONSEQUENT CONSTRUCTION.

RESCALE OF THESE DRAWINGS IS STRICTLY PROHIBITED.

DO NOT SCALE DRAWINGS. CHECK DRAWINGS AGAINST SPECIFICATIONS.

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field design

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 crowsnest, ontario
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 705.520.0066
 info@fielddesign.ca

PERMIT SET

PROJECT NAME:
IRISH RESIDENCE
 41 MILLTOWN ROAD
 SINGHAMPTON, ONTARIO

DRAWING TITLE:
 SITE PLAN

SCALE: AS SHOWN	PROJECT NUMBER: H021-10
DATE: FEBRUARY 2 2023	DRAWING NUMBER: A1
DRAWN BY: SS/VA	

DECISION OF THE TOWNSHIP OF CLEARVIEW COMMITTEE OF ADJUSTMENT
RESPECTING APPLICATION FILE NO. **23-A02**

In the matter of Section 45 of the Planning Act R.S.O. 1990 and an application for **MINOR VARIANCE** as described below.

NAME OF APPLICANT/OWNER: Erin & Leon Irish

MUNICIPAL ADDRESS: 41 Milltown Road, Singhampton (4329-010-009-08600)

LEGAL DESCRIPTION: Part Lot 18 Concession 12; Lot 1 Plan 92; Pts 2 & 4 51R36247

APPLICATION: To request the approval of the Committee of Adjustment for relief from the Residential Hamlet (RS) zone minimum exterior side yard requirement of 7.5 metres to 3.2 metres.

The effect of the application is to allow for the construction of a proposed addition to an existing dwelling on the subject lands.

DECISION: In consideration of all written and oral submissions made relating to the subject minor variance, the application is **approved** as applied for subject to the following conditions:

1. That the applicant obtains any necessary permits for the project from the Nottawasaga Valley Conservation Authority prior to issuance of a Building Permit.

REASONS FOR THE DECISION:

- i) The proposal does conform to the Official Plan;
- ii) The proposal does conform to the general intent and purpose of the Zoning By-law;
- iii) The variance is minor in nature; and
- iv) The variance is desirable for the appropriate development and use of the lands.

CHUCK ARRAND, CHAIR original signed by

ROBERT MCARTHUR, MEMBER original signed by

GORD ZEGGIL, MEMBER original signed by

DANIEL FANTIN, MEMBER original signed by

MARC ROYAL, MEMBER original signed by

NOTICE OF DECISION: April 13, 2023
DATE OF DECISION: April 12, 2023
LAST DATE OF APPEAL: May 2, 2023

C. Taggart

Christine Taggart, Secretary-
Treasurer Committee of Adjustment

*As Secretary-Treasurer of the Township of Clearview
Committee of Adjustment, I hereby certify this to be
a true copy of the decision of the Committee of
Adjustment, and that this decision was concurred
upon by a majority of members.*