



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 June 09, 2021

Last Date of Appeal: Tuesday June 29, 2021

The Proposal:

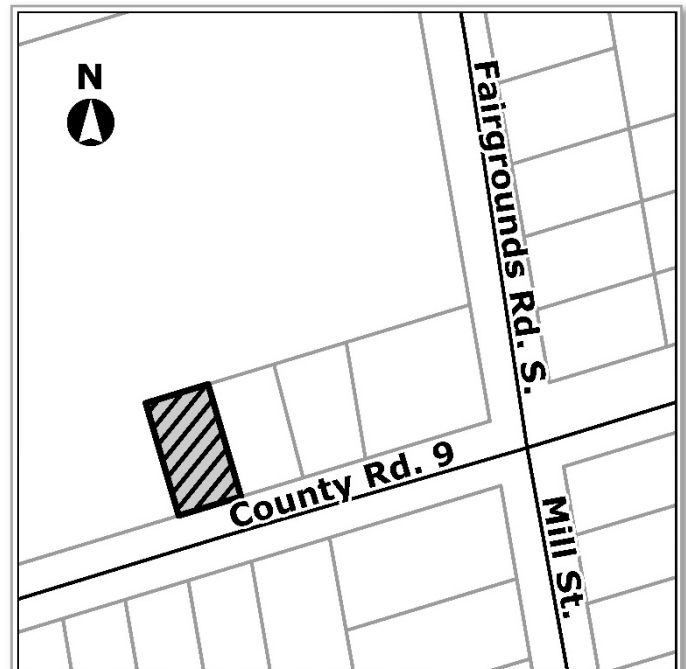
Project No.: 2021-046 [21-A17]

The subject application concerns lands municipally known as 7572 County Road 9 and legally described as CONCESSION 4 PT LOT 10 (Roll No: 432903000136700).

The purpose of the application is to request the approval of the Committee of Adjustment for relief from the Residential Low Density (RS2) zone Interior Side Yard Setback requirement of 1.5 metres to 0.86 metres.

The effect of the application is to allow for the construction of an addition (garage & mudroom) to the existing dwelling located 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:

Any person or public body who has an interest in the matter may appeal the decision of the Committee of Adjustment to the Local Planning Appeal Tribunal within 20 days of the making of the decision. An appeal must be filed with the Secretary-Treasurer of the Committee of Adjustment and must set out the objection to the decision accompanied by the fee prescribed by the Local Planning Appeal Tribunal.

For more information on making an appeal, please visit: <http://elto.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:

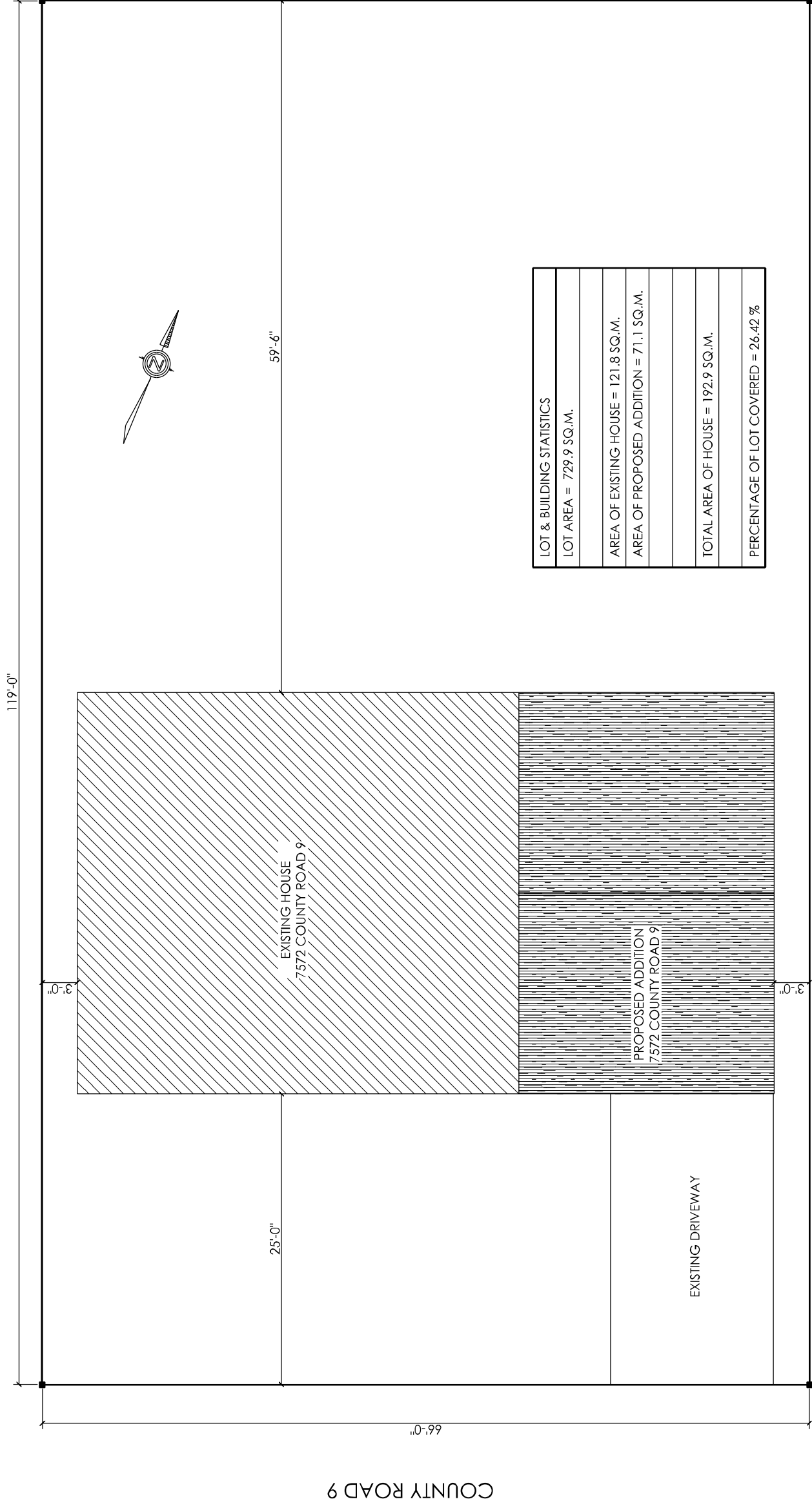
Christine Taggart
ctaggart@clearview.ca
705-428-6230 ext. 238

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: 10 June 2021



LOT & BUILDING STATISTICS
LOT AREA = 729.9 SQ.M.
AREA OF EXISTING HOUSE = 121.8 SQ.M.
AREA OF PROPOSED ADDITION = 71.1 SQ.M.
TOTAL AREA OF HOUSE = 192.9 SQ.M.
PERCENTAGE OF LOT COVERED = 26.42 %

<p>FINE LINE DESIGN SERVICES GLENN & HEATHER MIDDLEBROOK 8254 8th Line Utopia On L0M 1T0 PHONE (705) 424 8800 E-MAIL: heather@finelinedrafting.ca www.finelinedrafting.ca</p>	<p>The undersigned has reviewed and takes responsibility for this design, and meets the requirements set out in the 2012 Ontario Building Code to be a designer.</p> <p>QUALIFICATION INFORMATION Required unless exempt under 3.2.5.1 Division C of the Building Code GLENN MIDDLEBROOK 14758 BCIN NAME SIGNATURE</p> <p>REGISTRATION INFORMATION Required unless exempt under 3.2.4.1 Division C of the Building Code FINE LINE DESIGN SERVICES 108381 BCIN FIRM NAME</p>	<p style="text-align: center;">SITE PLAN</p> <p>CLIENT NAME: ROBINSON PROJECT: PROPOSED ADDITION TO DWELLING START DATE: DECEMBER 1, 2020 PRINT DATE: DECEMBER 2, 2020</p> <p>PROJECT ADDRESS: 7572 COUNTY ROAD 9, CREEMORE TOWNSHIP OF CLEARVIEW</p>
<p>NOTE: THE CONTRACTOR IS RESPONSIBLE TO CONFIRM ALL DIMENSIONS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION, AND REPORT ANY DISCREPANCIES TO THE DESIGNER. THE CONTRACTOR MUST COMPLY WITH ALL LOCAL AND PROVINCIAL BUILDING CODES.</p> <p>INDIVIDUAL BCIN: 14758 FIRM BCIN: 108381 DRAWN BY: G.M.</p>		<p>SCALE: 3/32"=1'-0" JOB NUMBER: 20-161 DRAWING NUMBER: S1</p>

DECISION OF THE TOWNSHIP OF CLEARVIEW COMMITTEE OF ADJUSTMENT
RESPECTING APPLICATION FILE NO. **21-A17**

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: Nicole Robinson

MUNICIPAL ADDRESS: 7572 County Road 9 (4329-030-001-36700)

LEGAL DESCRIPTION: CONCESSION 4 PT LOT 10

APPLICATION: To request the approval of the Committee of Adjustment for relief from the Residential Low Density (RS2) zone Interior Side Yard Setback requirement of 1.5 metres to 0.86 metres.

The effect of the application is to allow for the construction of an addition (garage & mudroom) to the existing dwelling located on the subject lands.

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

1. That the requested variance shall not apply to any development on the subject lands exceeding one storey in height.

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.

SHAWN DAVIDSON, CHAIR original signed by

DAVE ROWELL, MEMBER original signed by

BARRY BURTON, MEMBER original signed by

DANIEL FANTIN, MEMBER original signed by

CHUCK ARRAND, MEMBER original signed by

NOTICE OF DECISION: June 10, 2021
DATE OF DECISION: June 9, 2021
LAST DATE OF APPEAL: June 29, 2021

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.*