

THE CORPORATION OF THE TOWN OF GEORGINA
IN THE
REGIONAL MUNICIPALITY OF YORK

COMMITTEE OF ADJUSTMENT

MINUTES

**2009-Oct-19
7:30 P.M.**

1. ROLL CALL:

The Secretary-Treasurer gave the roll call and the following members were present:

Stephen Pallett, Chairperson	Karen Whitney, Member
Donald Rae, Member	Chris Burns, Member
Danny Wheeler, Member	

The following staff members were present:

Kathleen Foster, Secretary-Treasurer
Carmel Goodman, Administrative Services Clerk

2. DECLARATION OF PECUNIARY INTEREST:

None.

3. EXPLANATION OF HEARING PROCEDURE:

Stephen Pallett, Chairperson, explained to the public in attendance, the procedure to obtain a copy of any decision made by the Committee tonight.

4. REQUESTS FOR DEFERRAL OR WITHDRAWAL:

None.

5. APPLICATIONS FOR MINOR VARIANCE:

5.1 Application P410929

JOHN & MAUREEN WATTS
138 Bessborough Drive
Plan 65M2688, Lot 76
Roll No. 144-56654

Mr. Watts indicated that he wishes to raise the roof of an existing garage in order to add a second storey, and the existing garage is too close to the lot line.

The Secretary-Treasurer read the following correspondence:

The comments of the Planner as outlined in Report No. PB-2009-0073.

Email from Deborah Buck, Manager of Building & Chief Building Official, received October 9, 2009.

Email from David Jones, On Site Sewage Inspector, received October 6, 2009

Email from Darlene Folmeg, Engineering Secretary, received September 30, 2009.

Email from Cathy Hillier, Senior Tax & Water Collection Clerk, received September 25, 2009.

Email from Brock McDonald, Leisure Services Manager of Policy and Development, received October 9, 2009.

Email from Bill O'Neill, Fire Chief, received September 28, 2009.

Email from Pamela Hunt, By-law Secretary, received September 28, 2009.

There were no others in attendance with an interest in this application.

Moved by Donald Rae

Seconded by Karen Whitney

THAT MINOR VARIANCE APPLICATION P410929 , TO REQUEST RELIEF FROM SECTION 6.1(F) TO PERMIT THE CONSTRUCTION OF A SECOND STOREY ADDITION OVER THE EXISTING GARAGE HAVING A REDUCED EASTERLY INTERIOR SIDE YARD SETBACK OF 1.5 METRES , IS HEREBY APPROVED.

Carried....

5.2 Application P410930

CHARLES & PEGGY BLAIR
86 Glendower Crescent
Plan 65M3859, Lot 65
Roll No. 146-91228

Ted and Peggy Blair were in attendance. Mr. Blair indicated that at present there are no outbuildings on the property and they wish to erect an 8x10' shed for the storage of garden equipment, tools etc.,.

The Secretary-Treasurer read the following correspondence:

The comments of the Planner as outlined in Report No. PB-2009-0073.

Email from Deborah Buck, Manager of Building & Chief Building Official, received October 9, 2009.

Email from David Jones, On Site Sewage Inspector, received October 6, 2009

Email from Darlene Folmeg, Engineering Secretary, received September 30, 2009.

Email from Cathy Hillier, Senior Tax & Water Collection Clerk, received September 25, 2009.

Email from Brock McDonald, Leisure Services Manager of Policy and Development, received October 9, 2009.

Email from Bill O'Neill, Fire Chief, received September 28, 2009.

Email from Pamela Hunt, By-law Secretary, received September 28, 2009.

There were no others in attendance with an interest in this application.

Moved by Chris Burns

Seconded by Karen Whitney

THAT MINOR VARIANCE APPLICATION P410930, TO REQUEST RELIEF FROM SECTION 7.5.71 TO ALLOW AN INCREASE IN THE MAXIMUM LOT COVERAGE TO 41.4% IN ORDER TO PERMIT THE CONSTRUCTION OF AN 8X10 SHED IS HEREBY APPROVED.

Carried....

5.3 Application P410931

CAROLINE MCGRAW
498 Lake Drive South
Plan 238, Part Block B
Roll No. 141-938

Ms. Juta Court, agent, and Ms. McGraw were in attendance. Ms. Court stated that her client wishes to construct a carport attached to the existing dwelling. The applicant is also applying to legalize the existing dwelling and existing shed, both of which are located too close to the property lines.

The Secretary-Treasurer read the following correspondence:

The comments of the Planner as outlined in Report No. PB-2009-0073.

Email from Deborah Buck, Manager of Building & Chief Building Official, received October 9, 2009.

Email from David Jones, On Site Sewage Inspector, received October 6, 2009

Email from Darlene Folmeg, Engineering Secretary, received September 30, 2009.

Email from Cathy Hillier, Senior Tax & Water Collection Clerk, received September 25, 2009.

Email from Brock McDonald, Leisure Services Manager of Policy and Development, received October 9, 2009.

Email from Bill O'Neill, Fire Chief, received September 28, 2009.

Email from Pamela Hunt, By-law Secretary, received September 28, 2009.

There were no others in attendance with an interest in this application.

Ms. Court noted that her client will work with the Engineering Department regarding the requirement to provide a detailed lot grading and drainage plan prepared by a professional, as specified in correspondence received via email.

Moved by Donald Rae

Seconded by Chris Burns

THAT MINOR VARIANCE APPLICATION P410931, TO REQUEST RELIEF FROM:

- **SECTION 6.1(C) TO PERMIT THE CONSTRUCTION OF AN ATTACHED CARPORT TO THE SINGLE FAMILY DWELLING HAVING A REDUCED FRONT YARD SETBACK OF 4.2 METRES,**
- **SECTION 6.1(F) TO PERMIT THE PROPOSED CARPORT WITH A REDUCED SOUTHERLY INTERIOR SIDE YARD SETBACK OF 0.61 METRES,**
- **SECTION 6.1(F) TO LEGALIZE THE EXISTING ONE STOREY SINGLE FAMILY DWELLING WITH A REDUCED NORTHERLY INTERIOR SIDE YARD SETBACK OF 0.98 METRES,**
- **SECTION 6.1(C) TO LEGALIZE THE EXISTING ONE STOREY SINGLE FAMILY DWELLING WITH A REDUCED FRONT YARD SETBACK OF 3.4 METRES, AND**
- **SECTION 5.1(D) TO LEGALIZE THE EXISTING SHED WITH A REDUCED SOUTHERLY INTERIOR SIDE YARD SETBACK OF 0.35 METRES**

IS HEREBY APPROVED, SUBJECT TO THE FOLLOWING CONDITIONS:

- 1. SUBMISSION TO THE SECRETARY-TREASURER OF WRITTEN CONFIRMATION FROM THE DEPARTMENT OF ENGINEERING AND PUBLIC WORKS THAT THE CONCERNS OUTLINED IN THE EMAIL RECEIVED SEPTEMBER 30, 2009 ATTACHED TO THE DECISION AS SCHEDULE 1, HAVE BEEN RESOLVED.**
- 2. ALL CONDITIONS MUST BE SATISFIED WITHIN ONE (1) YEAR OF THE DATE OF THE NOTICE OF THE DECISION.**

Carried.....

5.4 Application P410928

JEFFREY & ANN ALDRED
542 The Queensway South
Concession 3 (NG), Part Lot 4
Roll No. 142-423

Mr. & Mrs. Aldred and their agent, Eric Gunnell, were in attendance. Mr. Gunnell stated that his clients wish to extend their existing mechanical garage by providing additional space for work bays, as well as improving the front façade and entryway of the structure.

The Secretary-Treasurer read the following correspondence:

The memorandum of the Planner received at 12:00 noon on October 19, 2009 and not included in the agenda.

Email from Deborah Buck, Manager of Building & Chief Building Official, received October 9, 2009.

Email from David Jones, On Site Sewage Inspector, received October 6, 2009

Note from Michael Baskerville, Engineering Manager, received October 13, 2009.

Email from Cathy Hillier, Senior Tax & Water Collection Clerk, received September 25, 2009.

Email from Brock McDonald, Leisure Services Manager of Policy and Development, received October 9, 2009.

Email from Bill O'Neill, Fire Chief received September 28, 2009.

Email from Pamela Hunt, By-law Secretary, received September 28, 2009.

The Secretary Treasurer noted that the relief now requested for the vehicle display area was not included on the original Minor Variance application and therefore not included in the Notice of Hearing circulated to the neighbours and agencies.

There were no others in attendance with an interest in this application.

Mr. Gunnell stated that the applicants wish to withdraw their request to allow a setback of 1.5 metres to the vehicle display area.

Moved by Chris Burns

Seconded by Donald Rae

THAT MINOR VARIANCE APPLICATION P410928 AS AMENDED, TO REQUEST RELIEF FROM:

- **SECTION 13.1(d) TO PERMIT THE CONSTRUCTION OF AN ADDITION TO THE EXISTING COMMERCIAL BUILDING HAVING A REDUCED EXTERIOR SIDE YARD SETBACK OF 13.1 METRES, AND**
- **SECTION 5.28(i) TO PERMIT A REDUCED PARKING AISLE WIDTH OF 5.4 METRES**

AS SHOWN ON SCHEDULE '1' ATTACHED TO THE DECISION IS HEREBY APPROVED.

Carried....

6. APPLICATIONS FOR CONSENT:

None.

7. POWER OF SALE/FORECLOSURE/VALIDATION OF TITLE APPLICATIONS:

None.

8. MINUTES OF PREVIOUS MEETING:

8.1 Minutes of the Meeting of September 21, 2009.

Moved by Danny Wheeler

Seconded by Karen Whitney

THAT THE MINUTES OF THE MEETING OF SEPTEMBER 21, 2009 BE ADOPTED AS PRESENTED.

Carried.....

9. COMMUNICATIONS:

9.1 Email from the Manager of Planning dated October 8, 2009 advising of changes to report format.

Moved by Donald Rae

Seconded by Chris Burns

THAT THE EMAIL FROM THE MANAGER OF PLANNING DATED OCTOBER 8, 2009 ADVISING OF CHANGES TO REPORT FORMAT BE RECEIVED FOR INFORMATION.

Carried....

10. OTHER BUSINESS:

10.1 Temporary Change in Committee of Adjustment staffing

Moved by Chris Burns

Seconded by Karen Whitney

THAT THE CORRESPONDENCE RELATING TO THE TEMPORARY CHANGE IN COMMITTEE OF ADJUSTMENT STAFFING BE RECEIVED FOR INFORMATION.

Carried.....

10.2 OACA Fall Seminar

Stephen Pallett, Chairperson, informed the members that he attended the OACA fall seminar in Mississauga and had left the relevant material with the Secretary-Treasurer.

11. ADJOURNMENT:

Moved by Karen Whitney

Seconded by Donald Rae

THAT THE MEETING ADJOURN AT THIS TIME (8:07 p.m.)

Carried....

STEPHEN PALLETT, CHAIRPERSON

KATHLEEN FOSTER,
SECRETARY-TREASURER