

THE CORPORATION OF THE TOWNSHIP OF SOUTH ALGONQUIN
COMMITTEE OF ADJUSTMENT

PUBLIC MEETING – March 20, 2019 –9:00 a.m.

There was a public meeting of the Committee of Adjustment to hear Consent for a Severance Application No. Sev.2019-01 – Jessup, at the Municipal Council Chambers on Wednesday, March 20, 2019. Present were Committee Members: Committee Chair, Councillor Richard Shalla, Councillor Sandra Collins, Councillor Joe Florent and Councillor Dave Harper.

Regrets: Bill Rodnick

Staff: CAO/Clerk Treasurer, Holly Hayes
Tracy Cannon, Committee of Adjustment Secretary Treasurer

Councillor Shalla called the public meeting to order at 9:00 a.m.

1. **ADDITIONS/AMENDMENTS TO THE AGENDA:** None

2. **ADOPTION OF THE AGENDA**

Moved by: J. Florent

Seconded by: S. Collins

To adopt the agenda as prepared for the Committee of Adjustment meeting of Wednesday, March 20, 2019 as circulated.

3. **DECLARATION OF PECUNIARY INTEREST:** None noted

4. **PURPOSE OF PUBLIC MEETING**

CONSIDER CONSENT APPLICATION – SEV. 2019-01

Councillor Shalla stated that the meeting was to consider a Consent for lot addition under Section 53 of the Planning Act. Application number SEV.2019-01 proposes to sever 1.22 hectares of land from the property located at 3997 Highway 523, legally described as LYELL CON 5 PT LOT 11 PCL; 22833 and add these lands to the property located at 3967 Highway 523, legally described as LYELL CON 5 PT LOT 11 PCL; 16550. The effect of this application will result in the property located at 3997 Highway 523 (Retained Lands) to have a lot area of approximately 7.12 hectares and the property located at 3967 Highway 523 (Benefitting Lands) will have a lot area of approximately 1.62 hectares.

REQUIREMENTS FOR NOTICE

T. Cannon reported, as required by the Planning Act all property owners within 60 metres were mailed the notice of the Public Meeting on March 1, 2019. A copy of the notice sign was mailed to the applicant. The laminated sign was posted on the subject property by the applicant. Staff confirmed on March 5, 2019 that the laminated sign was posted.

APPLICATION

T. Cannon reiterated the purpose of the public meeting and stated that this was a straight forward application.

COMMENTS FROM THE PLANNER:

T. Cannon informed the Committee that all comments from the Planner are outlined in the Planner Report, no additional comments were received from the Planner.

SITE INSPECTION REPORT & COMMITTEE DISCUSSION OF APPLICATION

Site inspections were conducted by some Committee members. Councillor Shalla stated that the laminated sign was visible and easy to locate.

APPLICANT COMMENT ON APPLICATION

The applicant was not present for the public meeting.

PUBLIC COMMENT ON APPLICATION

The Ministry of Transportation provided comments and they do not have any objections to the proposed consent application as no new accesses to Highway 523 are proposed. The correspondence from MTO have been provided to the applicant. The Works Superintendent and the Chief Building Official have no concerns.

FINAL QUESTIONS OR COMMENTS

Applicant or Agent: Not Present

Members of the Public: A request to have the planner/staff report uploaded to the township website. T. Cannon will investigate if this is a Planning Act requirement.

Committee Members: None

SUGGESTED DECISION AND CONDITIONS OF SEVERANCE

T. Cannon, Secretary Treasurer read the suggested decision to approve the application with the conditions as outlined in the Decision of Committee of Adjustment with the exception of Condition No. 3, Cash-in-lieu of parkland payment in accordance with Section 51.1 of the Planning Act, if deemed appropriate by Council.

DECISION

Chair, Councillor Shalla requested a motion to **approve** the application and conditions as read by the Secretary Treasurer.

Moved by: J. Florent

Seconded by: D. Harper

-Carried-

The decision was circulated and signed by all present members of the Committee of Adjustment.

5. **OTHER:** None

6. **NEXT MEETING**

Next meeting will be scheduled as required

ADJOURNMENT

Moved by: S. Collins

Seconded by: D. Harper

The Committee adjourned the Committee of Adjustment meeting at 9:17 a.m.

-Carried-

Committee Chair, Richard Shalla

Secretary/Treasurer, Tracy Cannon