



A G E N D A
for the
HALDIMAND COUNTY
COMMITTEE OF ADJUSTMENT HEARING
to be held on Tuesday, June 11, 2019
CAYUGA ADMINISTRATION BUILDING
COUNCIL CHAMBERS
9:00 A.M.

- A)** Meeting is called to order
- B)** Disclosure of Pecuniary Interest

C) CONSENTS:

PLB-2019-044 **Huigen Bros. Dairy Farm Ltd.**

The applicants propose to sever a lot containing an existing surplus farm dwelling. The severed lands will have a lot frontage of 8 metres (26.2 feet) and will contain an area of approximately 0.76 hectare (1.9 acres). **Part Lots 9 & 10, Concession 6, Geographic Township of Rainham, 703 Concession 6 Road**

PLB-2019-062 **John Lynes**

The applicant proposes to sever a lot containing an a dwelling, shop and accessory structures. The severed lands will measure approximately 57 metres (187 feet) by 104.6 metres (343 feet) and will contain an area of approximately 0.6 hectare (1.5 acres). **Part Lot 12, Concession 3, Geographic Township of Rainham, 525 Kohler Road**

PLB-2019-063 **Terry Lockhart & Susan Johnston**

The applicants propose to sever a lot containing an existing garage, shed and gazebo. The severed lands will measure approximately 46.7 metres (153 feet) by 30.5 metres (100 feet) and will contain an area of 0.13 hectare (0.32 acre). A lot containing a dwelling and shed will be retained. **Part Lot 5, Concession 1, Geographic Township of Sherbrooke, 19 – 23 Burton Line**

PLB-2019-067 to 070 **Greta & Anita Haupt**

The applicants propose to sever four lots for residential purposes. The proposed lot sizes range from frontages of approximately 40 metres (131.2 feet), depths of 51.2 metres (168 feet) and lot areas ranging from approximately 0.24 hectare (0.6 acre) to 1.18 hectares (2.9 acres). **Part Lot 6, Concession 15, Geographic Township of Walpole, 463 Concession 14 Road**

D) CONSENTS & RELATED MINOR VARIANCES:

PLB-2019-064 & PLA-2019-065 George Mitsiopoulos

In **PLB-2019-064**, the applicant wishes to establish a right-of-way to be used as access to an abutting property via a mutual driveway.

In Application **PLA-2019-065**, relief is requested from the provisions of the Downtown Commercial Zone (CD) Zone of Zoning By-law NE-1 2000 from the required 6 parking spaces to permit 5 spaces. **Plan 343, Part Blocks A & F, Plan 1650, Part J. McMickens Lot, Urban Area of Jarvis, 2007 & 2009 Main Street South**

MINOR VARIANCES:

PLA-2019-074 Lindsey & Brad Hardy

Section 6.9 of the Town of Dunnville Zoning By-law 1-DU 80 restricts home occupations to inside existing dwellings only. The applicants propose to use the outdoors for occasional wedding ceremonies. Relief from this section of the zoning is required. **Part Lots 6 & 7, Concession 2, Geographic Township of Canborough, 879 Robinson Road**

PLA-2019-076 15 Talbot Inc.

The applicants propose to construct a commercial/residential building on the subject lands. Relief is requested from the provisions of the General of the General Commercial Zone of Zoning By-law 1-H 86 from maximum permitted dwelling units, distance for parking from residential use and parking space width. **Cayuga Plan East of Grand River, Lot 3 and Part Lot 2 south of Talbot Street, 15 Talbot Street West**

PLA-2019-077 Paul & Wendy Makey

The applicants propose to construct an accessory structure on the subject lands and to recognize an existing surplus of accessory structure floor area. Relief is requested from the provisions of the R1-A and D Zones of Zoning By-law 1-H 86. **Part Lot 1, Range East of Caledonia Townsend Road, Geographic Township of Oneida, 4497 River Road**

E) PREVIOUSLY DEFERRED:

PLA-2019-043

James W. Haddow

This application was deferred at the May 14, 2019 Committee of Adjustment meeting to allow the application an opportunity to post the public notice sign on the property per the requirements of the *Planning Act*. This application is required to recognize existing deficiencies and new deficiencies created by the acquisition of a road allowance by Haldimand County. Relief is requested from the provisions the Seasonal Residential Zone of the Town of Dunnville Zoning By-law 1-DU 80 from Section 6.8(f) Establishment of Accessory Use on the property north of Edgewater Place and from the lot area, front yard setback and interior side yard (left) on the south side of Edgewater Place. **Part Lot 1, Concession 4, South of Dover Road, Geographic Township of Dunn, 522 Edgewater Place**

F) Minutes of May 24, 2019 meeting

G) Other Business