



A G E N D A
for the
HALDIMAND COUNTY
COMMITTEE OF ADJUSTMENT HEARING
to be held on Tuesday, October 20, 2020
CAYUGA ADMINISTRATION BUILDING
COUNCIL CHAMBERS
9:00 A.M.

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

C) CONSENTS:

PLB-2020-111 Barry and Patricia Koepp (9:00 am)

The applicants propose to sever a vacant lot for residential purposes. The severed lands will measure approximately 52.67 metres (172.8 feet) by 92.60 metres (303.8 feet) and will contain an area of approximately 0.49 hectare (1.21 acres).

Concession 1, Part Lot 5, Geographic Township of Rainham

PLB-2020-117 Ardross Farms Ltd. (9:15 am)

The applicant proposes to sever a lot containing an existing surplus farm dwelling. The severed lands will measure approximately 75 metres (246 feet) by 75 metres (246 feet) and will contain an area of approximately 0.56 hectare (1.38 acres).

Concession 1 South of Talbot Road, Part Lots 44 and 45, Geographic Township of North Cayuga, known municipally as 4294 Highway 3

PLB-2020-118 Allan Krenz (9:30 am)

The applicant proposes to sever a 0.17 hectare (0.42 acre) parcel of land as a boundary adjustment. The severed lands will be amalgamated with the abutting lands to the east.

Dochstader Tract, Part Lot 7, Registered Plan 18R2282 Part 1, Geographic Township of Canborough, known municipally as 113 Jarden Road

PLB-2020-119 Greg and Melissa Dekkers (9:45 am)

The applicants propose to sever a lot containing an existing surplus farm dwelling and accessory structure. The severed lands will measure approximately 102 metres (334.6 feet) by 72.7 metres (238.5 feet) and will contain an area of approximately 0.74 hectare (1.83 acres).

Concession 1 South of Talbot Road, Part Lot 40, Geographic Township of North Cayuga, known municipally as 4540 Highway 3

PLB-2020-123 2231322 Ontario Ltd. (10:00 am)

The applicant proposes to sever a vacant lot for residential purposes. The severed lands will measure approximately 18.6 metres (61 feet) by 25.15 metres (82.5 feet) and will contain an area of approximately 467.79 square metres (5,035.2 square feet).

Lot 10 North of Norton, Urban Area of Cayuga, known municipally as 8 Norton Street East

PLB-2020-124 Bruce and Elliott Armstrong (10:15 am)

The applicants propose to sever a lot containing an existing surplus farm dwelling and accessory structures. The irregular-shaped severed lands will have frontage of approximately 153.8 metres (504.6 feet) and will contain an area of approximately 0.73 hectare (1.8 acres).

Concession 2, Part Lot 11. Geographic Township of Rainham, known municipally as 4769 Rainham Road

PLB-2020-126 Jordan Lofthouse (10:30 am)

The applicant proposes to sever a lot containing an existing surplus farm dwelling and accessory structure. The severed lands will measure approximately 72 metres (236.2 feet) by 83.18 metres (272.9 feet) and will contain an area of approximately 0.597 hectare (1.47 acres).

Concession 3, Part Lot 17, Geographic Township of Walpole, known municipally as 839 Concession 2 Walpole

D) CONSENTS & RELATED MINOR VARIANCES:

PLB-2020-120 and PLA-2020-121 Rudi Rolsma (10:45 am)

In **PLB-2020-120**, the applicants propose to create a lease and an easement over the entire property at 217 Queen Street, to benefit the establishment on 223 Queen Street, for the purpose of building a patio, accessibility ramp, and to provide additional parking for the business. The included lands will measure approximately 9.85 metres (32.3 feet) by 51 metres (167.3 feet) and will contain an area of approximately 0.54 hectare (1.34 acre).

In **PLA-2020-121**, relief is requested from the parking provisions of the CG Zone of Zoning By-law 1-DU 80 on the subject lands.

Plan 69, Part Lot 7, Registered Plan 18R6065 Parts 1, 2 and 3, RP 18R6068, Urban Area of Dunnville, known municipally as 217 and 223 Queen Street

E) MINOR VARIANCES:

PLA-2020-113 John Van Reenan (11:00 am)

An accessory structure is proposed. Relief is requested from the useable floor area maximum and occupation of a required front yard provisions (both for accessory structures) of the Residential Type 4-H (R4-H) Zone of Town of Haldimand Zoning By-law 1-H 86 for the subject lands.

Lots 7 and 8 South of Brant, Lots 8 and 9 North of Tuscarora, Urban Area of Cayuga, known municipally as 24 Ottawa Street South

PLA-2020-125 Maplerow Farms Inc. (11:15 am)

The purpose of this application is to satisfy a condition of Consent Application PLB-2020-032. Relief is requested from the lot frontage provisions of the Agricultural (A) Zone of the Town of Haldimand Zoning By-law 1-H 86 for the subject lands.

Range West of Plank Road, Lot 3, Geographic Township of Seneca, known municipally as 449 Mines Road

PLA-2020-128 2234919 Ontario Ltd. (11:30 am)

Relief is requested from the lot area, lot frontage, interior side yard (left) and rear yard provisions of the Seasonal Residential (RS) Zone of Town of Haldimand Zoning By-law 1-H 86 to recognize existing deficiencies on the subject property.

Concession 1, Part Lot 16, Geographic Township of Rainham, known municipally as 1555 Lakeshore Road

F) Minutes of September 22, 2020 meeting

G) Other Business