

**TOWNSHIP OF MELANCTHON
COMMITTEE OF ADJUSTMENT**

The Committee of Adjustment of the Township of Melancthon held a hybrid meeting on the 18th day of July, 2024 commencing at 6:05 p.m. Members D. White, J. McLean, B. Neilson, R. Moore (virtually) and R. Plowright were present. Secretary - D. Holmes, and Treasurer S. Culshaw, were also present. Member White presided.

Additions/Deletions/Approval of Agenda

Moved by Plowright, Seconded by Nielson that the Committee approve the Agenda as circulated. Carried.

Declaration of Pecuniary Interest and the General Nature Thereof

Chair White advised that disclosure of pecuniary interest can be declared at this time or anytime throughout the meeting by giving the general nature thereof and that declarations must be submitted to the Clerk in writing.

Minutes

Moved by Neilson, Seconded by Plowright that Committee approve the minutes of the February 15, 2024, and May 16, 2024 Committee of Adjustment meeting as circulated. Carried.

Business Arising from Minutes

None.

Application for Consent

None

Application for Minor Variance

A1/24 – Bernice Coe and Leann Acheson – Lot 48, Plan 34A – 17 Mill Street

A public meeting had been called for 6:00 p.m. to consider an application by Bernice Coe and Leann Acheson for a minor variance on Lot 48, Plan 34A to reduce the minimum side yard setback from 1.5 metres to 0.91 metres on a constructed accessory building. Liam Morgan, Township Planner reviewed his Report with the Committee and recommended approval of the minor variance. It was noted that comments were received from the Nottawasaga Valley Conservation Authority. Member Neilson asked if the approval of the minor variance would put restrictions on the property adjacent to this property, and Liam stated that this would not put any restrictions to the adjacent property. Shayna Pacheco was in attendance and asked if the approval would affect building for her property. Liam stated that it does not have any impact on building for the neighboring property.

Moved by Moore, Seconded by McLean that Committee of Adjustment approve the granting of a minor variance A1/24 to Bernice Coe and Leann Acheson, Lot 48, Plan 34A – 17 Mill Street, as follows: The interior side yard setback, as per Section 6.3(g) of Zoning By-law 12-1979, as amended shall be reduced to .91 metres for the existing accessory building (shed) on the property. The requested variance is considered minor in nature in that it will accommodate the existing accessory building. The variance is considered to be appropriate for the proper development of the property and maintains the general intent and purpose of the Official Plan and Zoning By-law. Carried.

Application for Validation of Title

None

Certificate of Cancellation

None

Applications on File

- 1. B6/22 – Belford – Lots 32-34, Plan 332 - Application was further deferred.**

Delegates

None

Correspondence

None

Adjournment

Moved by Plowright, Seconded by Neilson that Committee adjourn at 6:13 p.m. to meet again at the call of the Chair. Carried.

CHAIR

SECRETARY