TOWNSHIP OF CARLING
COMMITTEE OF ADJUSTMENT – MEETING MINUTES
9:00 a.m.
Tuesday, December 14, 2021

Minutes of the Committee of Adjustment meeting held December 14, 2021 to consider minor variance application A/4/2021.

This meeting was held ELECTRONICALLY in accordance with section 23 of the Township's Procedure By-law. Those who submitted a request prior to the meeting were able to view the meeting live.

Present	Chair:	Mike Konoval
	Members:	Debbie Crocker
		Susan Murphy
		Steve Crookshank
		Terry Gilbert
	Staff:	Kevin McLlwain, CAO/Clerk
		Ryan Snowball, Planner
		Gord Harrison, Fire Chief
		Chris Waefler, Public Works Manager
		Naythan Nunes, Chief Building Official
		Mackenzie Taylor, Records Clerk/ Deputy Clerk

1. CALL TO ORDER

The Chair called the meeting to order at 9:08 a.m.

2. ADOPTION OF MINUTES

Resolution COA-11-2021

Murphy - Gilbert: That the minutes of the Committee of Adjustment meetings held on August 24, 2021, be adopted.

Carried

3. **MINOR VARIANCE APPLICATION A/4/2021 – SCRIVEN**

IN THE MATTER OF MINOR VARIANCE APPLICATION A/4/2021
Date of Hearing: December 14, 2021
Owner(s): Ted and Jennifer Scriven
Property Location: 16 Mill Road

Minor Variance(s) Requested: The owners have filed an application for a minor variance to seek relief from section 5.22 of the Zoning By-law to construct a small gazebo located within the front yard of the subject land. The gazebo being proposed will have a total floor area of 18.5 square metres (199 square feet). This exceeds the allowable limit by 8.6 square metres (92.6 square feet). It will have a total height of 4.089 metres (13.4 feet). This exceeds the allowable height by 0.589 metres (1.93 feet)

Explanatory Note: The Township's Zoning By-law does not permit accessory structures to be located within the front yard of a residential-zoned property. However, Section 5.01c) of the by-law does provide an exception to this rule by giving permission for landowners to construct one (1) of a gazebo, marine storage shed, or sauna in the front yard. Gazebos located in the front yard are generally restricted to a maximum floor area of 9.9 square metres and a maximum height of 3.5 metres.

Resolution COA-12-2021

Gilbert – Murphy:

- that the general intent and purpose of the Zoning By-law is maintained;
- that the general intent and purpose of the Official Plan is maintained;
- that the variance is desirable for the appropriate development or use of land, building or structure; and
- that being of the opinion that the variance is minor.

We do hereby concur in granting consent to this application subject to the following conditions:

1. That all applicable fees be paid.

Carried

4. ADJOURNMENT

Resolution COA-13-2021

Gilbert - Murphy: That this meeting of the Committee of Adjustment does now adjourn.

Carried

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Kevin McLlwain, Secretary Mike Konoval, Chair