

 TOWN OF
HALTON HILLS
COMMITTEE OF ADJUSTMENT

MINOR VARIANCE OR PERMISSION (The *Planning Act*, 1990, Section 45)
CONSENT (The *Planning Act*, 1990, Section 53)

MINUTES

Committee of Adjustment hearing on **Wednesday, August 01, 2018** at 7:00 p.m. in the in the Council Chambers, Town Hall, 1 Halton Hills Drive, Halton Hills (Georgetown).

MEMBERS PRESENT:

Allan Cook (Chair), Todd Jenney, Blair Roedding, Wayne Scott

STAFF PRESENT:

Keith Hamilton, Planner

Tony Boutassis, Senior Planner

Niloo Hodjati, Secretary-Treasurer, Committee of Adjustment

1. CHAIR'S OPENING REMARKS.
2. DISCLOSURES OF PECUNIARY INTEREST: None declared.
3. THE MINUTES OF JULY 04, 2018 WERE ACCEPTED.
4. REQUESTS FOR DEFERRAL (FROM APPLICANTS): None.
5. APPLICATIONS FOR MINOR VARIANCE OR PERMISSION, AND/OR FOR CONSENT, HEARD BY THE COMMITTEE:

5A. HEARING #1

MINOR VARIANCE APPLICATION D13VAR18.026H - SAUND

REQUESTING RELIEF FROM ZONING BY-LAW 2010-0050, AS AMENDED,

1. TO INCREASE THE HEIGHT FOR A SINGLE ACCESSORY BUILDING FROM THE MAXIMUM 4.5 M TO PERMIT A HEIGHT OF 5.8 M (DETACHED GARAGE).
TO ACCOMMODATE A PROPOSED DETACHED GARAGE.

LOCATION: MUNICIPALLY KNOWN AS 85 AUTUMN CIRCLE (ESQUESING),
REGIONAL MUNICIPALITY OF HALTON

OWNER(S): HARDEEP SAUND

Present:

- Amritpal Bansal, on behalf of owner

K. Hamilton: Noted no objection to approval, subject to conditions.

A. Bansal: Stated that they are asking to increase the height of the garage.

It was MOVED by Wayne Scott, SECONDED by Blair Roedding, AND CARRIED “THAT MINOR VARIANCE APPLICATION D13VAR18.026H - SAUND, BE APPROVED, SUBJECT TO CONDITIONS.”

Reasons for Approval - Minor Variance:

1. The Committee considered the requested variance(s) to be minor in nature.
 2. The Committee considered the requested variance(s) to be desirable for the appropriate use of the land, building or structure.
 3. The Committee considered the requested variance(s) to meet the intent and purpose of the Official Plan.
 4. The Committee considered the requested variance(s) to meet the intent and purpose of the Zoning By-law.
- The associated Planning report is dated July 25, 2018.
 - The Chairman informed those in attendance of the 20-day appeal period.

5B. HEARING #2

MINOR VARIANCE APPLICATION D13VAR18.027H - HACK

REQUESTING RELIEF FROM ZONING BY-LAW 2010-0050, AS AMENDED,

1. TO INCREASE THE FLOOR AREA FOR A SINGLE ACCESSORY BUILDING
2. FROM THE MAXIMUM 80 SQ M TO PERMIT A 173 SQ M ACCESSORY BUILDING (DETACHED GARAGE).
3. TO INCREASE THE TOTAL ACCESSORY BUILDING FLOOR AREA FROM THE MAXIMUM 120 SQ M TO PERMIT A 196 SQ M ACCESSORY BUILDING FLOOR AREA FOR ALL ACCESSORY STRUCTURES (SHED & DETACHED GARAGE).
4. TO INCREASE THE HEIGHT FOR A SINGLE ACCESSORY BUILDING FROM THE MAXIMUM 5 M TO PERMIT A HEIGHT OF 6.2 M (DETACHED GARAGE).

TO ACCOMMODATE A PROPOSED DETACHED GARAGE, AND EXISTING SHED.

LOCATION: MUNICIPALLY KNOWN AS 13877 DUBLIN LINE (ESQUESING), REGIONAL MUNICIPALITY OF HALTON

OWNER(S): ERIC HACK

Present:

- Eric Hack, owner

T. Boutassis: Noted no objection to approval.

E. Hack: Stated that they need a larger building.

It was MOVED by Blair Roedding, SECONDED by Wayne Scott, AND CARRIED

“THAT MINOR VARIANCE APPLICATION D13VAR18.027H - HACK, BE APPROVED.”

Reasons for Approval - Minor Variance:

1. The Committee considered the requested variance(s) to be minor in nature.
 2. The Committee considered the requested variance(s) to be desirable for the appropriate use of the land, building or structure.
 3. The Committee considered the requested variance(s) to meet the intent and purpose of the Official Plan.
 4. The Committee considered the requested variance(s) to meet the intent and purpose of the Zoning By-law.
- The associated Planning report is dated July 23, 2018.
 - The Chairman informed those in attendance of the 20-day appeal period.

5C. HEARING #3

MINOR VARIANCE APPLICATION D13VAR18.028H - UNDERHAY

REQUESTING RELIEF FROM ZONING BY-LAW 2010-0050, AS AMENDED,

1. TO INCREASE THE FLOOR AREA FOR A SINGLE ACCESSORY BUILDING FROM THE MAXIMUM 20 SQ M TO PERMIT A 22.7 SQ M ACCESSORY BUILDING (CABANA).
2. TO REDUCE THE SIDE YARD SETBACK FROM THE MINIMUM 4.5 M TO PERMIT A 3.4 M SIDE YARD SETBACK (ATTACHED LOGGIA).

TO ACCOMMODATE A PROPOSED CABANA, AND LOGGIA.

LOCATION: MUNICIPALLY KNOWN AS 1A FLAMINGO COURT (GEORGETOWN), REGIONAL MUNICIPALITY OF HALTON

OWNER(S): KIM AND JIM UNDERHAY

AGENT: TUMBER & ASSOCIATES LTD., MIHAL KRNAC

Present:

- Mihal Krnac, agent

K. Hamilton: Noted no objection to approval.

M. Krnac: Stated that the loggia is being built against an existing wall.

It was MOVED by Blair Roedding, SECONDED by Wayne Scott, AND CARRIED “THAT MINOR VARIANCE APPLICATION D13VAR18.028H - UNDERHAY, BE APPROVED, SUBJECT TO CONDITION.”

Reasons for Approval - Minor Variance:

1. The Committee considered the requested variance(s) to be minor in nature.
2. The Committee considered the requested variance(s) to be desirable for the appropriate use of the land, building or structure.
3. The Committee considered the requested variance(s) to meet the intent and purpose of

the Official Plan.

4. The Committee considered the requested variance(s) to meet the intent and purpose of the Zoning By-law.
 - The associated Planning report is dated July 25, 2018.
 - The Chairman informed those in attendance of the 20-day appeal period.

5D. HEARING #4

MINOR VARIANCE APPLICATION D13VAR18.029H - HARRIMAN

REQUESTING RELIEF FROM ZONING BY-LAW 2010-0050, AS AMENDED,

1. TO INCREASE THE FLOOR AREA FOR A SINGLE ACCESSORY BUILDING FROM THE MAXIMUM 80 SQ M TO PERMIT A 110 SQ M ACCESSORY BUILDING (ACCESSORY STRUCTURE).
 2. TO INCREASE THE HEIGHT FOR A SINGLE ACCESSORY BUILDING FROM THE MAXIMUM 5 M TO PERMIT A HEIGHT OF 6.7 M (ACCESSORY STRUCTURE).
- TO ACCOMMODATE A PROPOSED ACCESSORY STRUCTURE.**

LOCATION: MUNICIPALLY KNOWN AS 13066 DUBLIN LINE (ESQUESING),
REGIONAL MUNICIPALITY OF HALTON

OWNER(S): SCOTT HARRIMAN & ALEXIS SEAMAN

AGENT: KEITH HARRIMAN

Present:

- Keith Harriman, owner

K. Hamilton: Noted no objection to approval, subject to condition.

K. Harriman: Stated that they are asking for a size and height increase.

It was MOVED by Wayne Scott, SECONDED by Blair Roedding, AND CARRIED "THAT MINOR VARIANCE APPLICATION D13VAR18.029H - HARRIMAN, BE APPROVED, SUBJECT TO CONDITION."

Reasons for Approval - Minor Variance:

1. The Committee considered the requested variance(s) to be minor in nature.
2. The Committee considered the requested variance(s) to be desirable for the appropriate use of the land, building or structure.
3. The Committee considered the requested variance(s) to meet the intent and purpose of the Official Plan.
4. The Committee considered the requested variance(s) to meet the intent and purpose of the Zoning By-law.
 - The associated Planning report is dated July 25, 2018.
 - The Chairman informed those in attendance of the 20-day appeal period.

5E. HEARING #5

MINOR VARIANCE APPLICATION D13VAR18.030H - BIRCHARD

REQUESTING RELIEF FROM ZONING BY-LAW 2010-0050, AS AMENDED,
1. TO REDUCE THE SIDE YARD SETBACK FROM THE MINIMUM 2.25 M TO PERMIT A 1.5 M SIDE YARD SETBACK (ROOF OVER DECK).
TO ACCOMMODATE A PROPOSED ROOF OVER AN EXISTING DECK.

LOCATION: MUNICIPALLY KNOWN AS 547 MAIN STREET (GLEN WILLIAMS),
REGIONAL MUNICIPALITY OF HALTON

OWNER(S): SHERRY BIRCHARD

AGENT: SOLVE ARCHITECTS INC., ANDREW EDMUNDSON

Present:

- Andrew Edmundson, agent
- James Diachok, 39 King Street, Georgetown

T. Boutassis: Noted no objection to approval, subject to condition.

A. Edmundson: Stated that the proposal is to put a roof over an existing deck.

J. Diachock: Stated that he was in favour of the proposal.

It was MOVED by Blair Roedding, SECONDED by Wayne Scott, AND CARRIED “THAT MINOR VARIANCE APPLICATION D13VAR18.030H - BIRCHARD, BE APPROVED, SUBJECT TO CONDITION.”

Reasons for Approval - Minor Variance:

1. The Committee considered the requested variance(s) to be minor in nature.
 2. The Committee considered the requested variance(s) to be desirable for the appropriate use of the land, building or structure.
 3. The Committee considered the requested variance(s) to meet the intent and purpose of the Official Plan.
 4. The Committee considered the requested variance(s) to meet the intent and purpose of the Zoning By-law.
- The associated Planning report is dated July 23, 2018.
 - The Chairman informed those in attendance of the 20-day appeal period.

5F. HEARING #6

MINOR VARIANCE APPLICATION D13VAR18.031H - HABITAT FOR HUMANITY
REQUESTING RELIEF FROM ZONING BY-LAW 2010-0050, AS AMENDED,
1. TO REDUCE THE FRONT YARD SETBACK FROM THE MINIMUM 6 M TO PERMIT A 1.8 M FRONT YARD SETBACK (RELOCATION OF BUILDING).
2. TO PERMIT THE PORCH TO BE LOCATED 0 METRES FROM THE FRONT LOT LINE, WHERE URBAN RESIDENTIAL ZONES REQUIRE THE PORCH TO BE LOCATED NO CLOSER THAN 1.5 METRES FROM THE FRONT LOT LINE.
TO ACCOMMODATE A PROPOSED RELOCATION AND REDEVELOPMENT OF A BUILDING (EXCHANGE HOTEL).

LOCATION: MUNICIPALLY KNOWN AS 37 KING STREET (GEORGETOWN),
REGIONAL MUNICIPALITY OF HALTON

OWNER(S): HABITAT FOR HUMANITY HALTON-MISSISSAUGA (ROGER BROAD)

Present:

- no one present on behalf of owner
- Nancy Diachok, 39 King Street, Georgetown

T. Boutassis: Noted no objection to approval, subject to conditions, which are to ensure that the hotel is appropriately conserved and preserved.

N. Diachok: Asked if the road will be altered, affecting her property.

T. Boutassis: Stated that after the building is moved, the porch will be at the lot line, but that there is no impact to Queen Street, as the road will not be affected.

**It was MOVED by Blair Roedding, SECONDED by Wayne Scott, AND CARRIED
“THAT MINOR VARIANCE APPLICATION D13VAR18.031H - HABITAT FOR
HUMANITY, BE APPROVED, SUBJECT TO CONDITIONS.”**

Reasons for Approval - Minor Variance:

1. The Committee considered the requested variance(s) to be minor in nature.
2. The Committee considered the requested variance(s) to be desirable for the appropriate use of the land, building or structure.
3. The Committee considered the requested variance(s) to meet the intent and purpose of the Official Plan.
4. The Committee considered the requested variance(s) to meet the intent and purpose of the Zoning By-law.
 - The associated Planning report is dated July 25, 2018.
 - The Chairman informed those in attendance of the 20-day appeal period.

6. OTHER MATTERS. No discussions occurred.

7. ADJOURNMENT (NEXT HEARING: SEPTEMBER 05, 2018 AT 7:00 P.M.)
The hearing adjourned at approximately 7:35 p.m.

Secretary-Treasurer

C: Halton Hills Clerks, Attention: Council and Committee Services Coordinator