

MINUTES
MONDAY, MAY 28, 4:00 PM
COUNCIL CHAMBERS - SPENCERVILLE
COMMITTEE OF ADJUSTMENT
A-02-19 (LOCKWOOD)

Present: Dwane Crawford
Tim Nason
Stephanie Summers

Staff: Debra McKinstry, CAO/Clerk
Wendy Van Keulen, Community Development Coordinator and
Secretary/Treasurer to the Committee of Adjustment

Public: Corey Lockwood, Applicant

1. Welcome and Introductions

Dwane welcomed the group to the meeting and introduced the committee, staff, and thanked the applicant for joining us.

2. Disclosure of Pecuniary Interest & the General Nature Thereof

None.

3. Review and Discussion of Minor Variance A-02-19 (Lockwood)

Wendy provided a summary of the Minor Variance application. Lockwood Brothers Construction is building a home on Millar Rd W. There is a hill on the lot, which creates a challenge to meet the 20m front yard set back expected in the Rural Zone. The applicant is requesting a Minor Variance to allow a front yard setback of 14m so that he can build the home in front of the hill.

The Committee asked if the Meeting Notice was sent to the appropriate agencies prior to this meeting, and if they had provided any feedback. Notices were sent to all required authorities. The Health Unit did respond to the notice with a letter that states that they have no objections to the proposed Minor Variance.

The Committee asked if there had been any comments from neighbours regarding the Minor Variance. No comments have been received from residents.

The Committee asked the applicant if he had any comments to add. Mr. Lockwood explained that due to the location of the hill on the lot, the proposed location for the house made the most sense, and it allows for a walkout basement.

Some Committee members commented that they have taken the opportunity to visit the site and noticed it was on a dead end street, without much traffic. They also noted that they couldn't tell where the house was to be built. Mr. Lockwood replied that the building location was now staked on the property.

The Committee asked if any Road Widening was considered. The land needed for road widening was taken at the time the lot was created.

4. Decision on Minor Variance A-02-19 (Lockwood)

Moved by: S. Summers seconded by: T. Nason that Committee approve Minor Variance A-02-19 to allow for a 14m front yard setback. **Carried**

5. Adjournment

The meeting was adjourned at 4:07pm.

X 

Secretary Treasurer