



Township of North Kawartha
 280 Burleigh Street, PO Box 550, Apsley, ON K0L 1A0
 Tel: 705-656-4445 | 1-800-755-6931 | Fax: 705-656-4446
 www.northkawartha.ca

**Committee of Adjustment
 Decision**

Application No. A-03-25 (Taylor)
 Date of Hearing: March 4, 2025
Notice: The Last day to appeal this Decision is March 24, 2025

In The Matter Of Section 45 of The Planning Act, Statues of Ontario 1990, Chap P.13, and Township of North Kawartha Zoning By-law No. 2013-26, and an application for minor variance thereto;

Property Description/Lands Affected

Part of Lot 3, Concession 8, Chandos Ward
 65 Fire Route 20
 Roll # 1536-020-001-82300

Explanation Of The Purpose And Effect Of This Application: of Minor Variance application A-03-25 is to facilitate the construction of a one-storey screened porch addition and attached decks at the south side of the existing dwelling. The proposed addition and decks would have a total area of 37.7 square metres (406 square feet). The application seeks a lateral width of 22.9 metres (75 feet) whereas dwellings located with 9 to 15 metres (30 to 50 feet) of the high-water mark may be expanded in lateral width to a maximum of 18.3 metres (60 feet).

Committee Decision:

The request for a minor variance is hereby () refused or (X) granted or () adjourned with no conditions.

Reasons for Decision

The relief granted maintains the general intent of the Official Plan	<u>Yes</u>	No
The relief granted maintains the general intent of the Zoning By-law	<u>Yes</u>	No
The relief granted is appropriate and desirable	<u>Yes</u>	No
The relief granted is minor in nature	<u>Yes</u>	No

Reasons/Conditions for Decision:

No comments were received resulting in no impact on the decision whether or not to proceed with this proposal.

Committee Decision and Signatures of Members Concurring in the Decision:

Carolyn Amyotte	●	In favour	○	Opposed	<u>Carolyn Amyotte</u>
Jim Whelan	●	In favour	○	Opposed	<u>Jim Whelan</u>
RuthAnne McIlmoyl	●	In favour	○	Opposed	<u>RuthAnne McIlmoyl</u>
Jim O'Shea	●	In favour	○	Opposed	<u>Jim O'Shea</u>



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Colin McLellan



In favour



Opposed

_____ *Colin McLellan* _____

Note: The Planning Act provides for appeals to be filed by the applicant, the Minister or a specified person or public body. Third party individuals are no longer entitled to appeal decisions of the Committee of Adjustment.

Appeals must be accompanied by a certified cheque or money order in Canadian Funds payable to the Minister of Finance in the amount of \$1,100.00 which represents the Tribunal's fee.

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I, Connie Parent, Secretary-Treasurer for the Committee of Adjustment for the Corporation of the Township of North Kawartha hereby certify the foregoing to be a true copy of the original.

_____ *Connie Parent* _____
Connie Parent, Secretary-Treasurer

_____ *March 4, 2025* _____
Date