



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-10-24 (Boyer)
 Date of Hearing: June 4, 2024
Notice: The Last day to appeal this Decision is June 24, 2024

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 Lots 14 and 15, Concession 16, Burleigh Ward
 37 Fire Route 48
 Roll #020-002-35201

Explanation Of The Purpose And Effect Of This Application:

A Minor Variance to allow for the reconstruction and expansion of the existing cottage on the subject lands. Specifically, the variance will recognize the following:

1. To permit the reconstruction and expansion of an existing cottage with a reduced interior side yard setback of 2.27 metres (7.44 feet). This is a variance to section 6.2 (i) which requires a minimum side yard setback of 4.5 metres (15 feet).
2. To allow for a height of 9.4 metres (31 feet) for the proposed new cottage, whereas the existing cottage has a height of 6.4 metres (21 feet). This is a variance to section 3.18 b) iv) which stipulates that increase in height is limited to a maximum of 2.4 metres (8 feet) where reconstruction and expansion is proposed within 15-30 metres of the high-water mark.

Committee Decision:

The request for a minor variance is hereby () refused or (x) granted or () adjourned subject to the following conditions:

That a minimum stage 1 archaeological assessment and any subsequent recommended assessment stages be undertaken prior to the issuance of an Ontario Building Permit. A building permit may be issued concurrent to any additional recommended archaeological assessments if supported by the professional archaeologist.

Reasons for Decision

- The relief granted maintains the general intent of the Official Plan
- The relief granted maintains the general intent of the Zoning By-law
- The relief granted is appropriate and desirable
- The relief granted is minor in nature

Yes	No
Yes	No
Yes	No
Yes	No



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Committee Decision and Signatures of Members Concurring in the Decision:

Carolyn Amyotte	<input checked="" type="radio"/>	In favour	<input type="radio"/>	Opposed	_____Carolyn Amyotte_____
Jim Whelan	<input checked="" type="radio"/>	In favour	<input type="radio"/>	Opposed	_____Jim Whelan_____
RuthAnne McIlmoyl	<input checked="" type="radio"/>	In favour	<input type="radio"/>	Opposed	_____RuthAnne McIlmoyl_____
Jim O'Shea	<input checked="" type="radio"/>	In favour	<input type="radio"/>	Opposed	_____Jim O'Shea_____
Colin McLellan	<input checked="" type="radio"/>	In favour	<input type="radio"/>	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.

Committee of Adjustment
 Township of North Kawartha
 P.O. Box 550
 Apsley Ontario K0L 1A0

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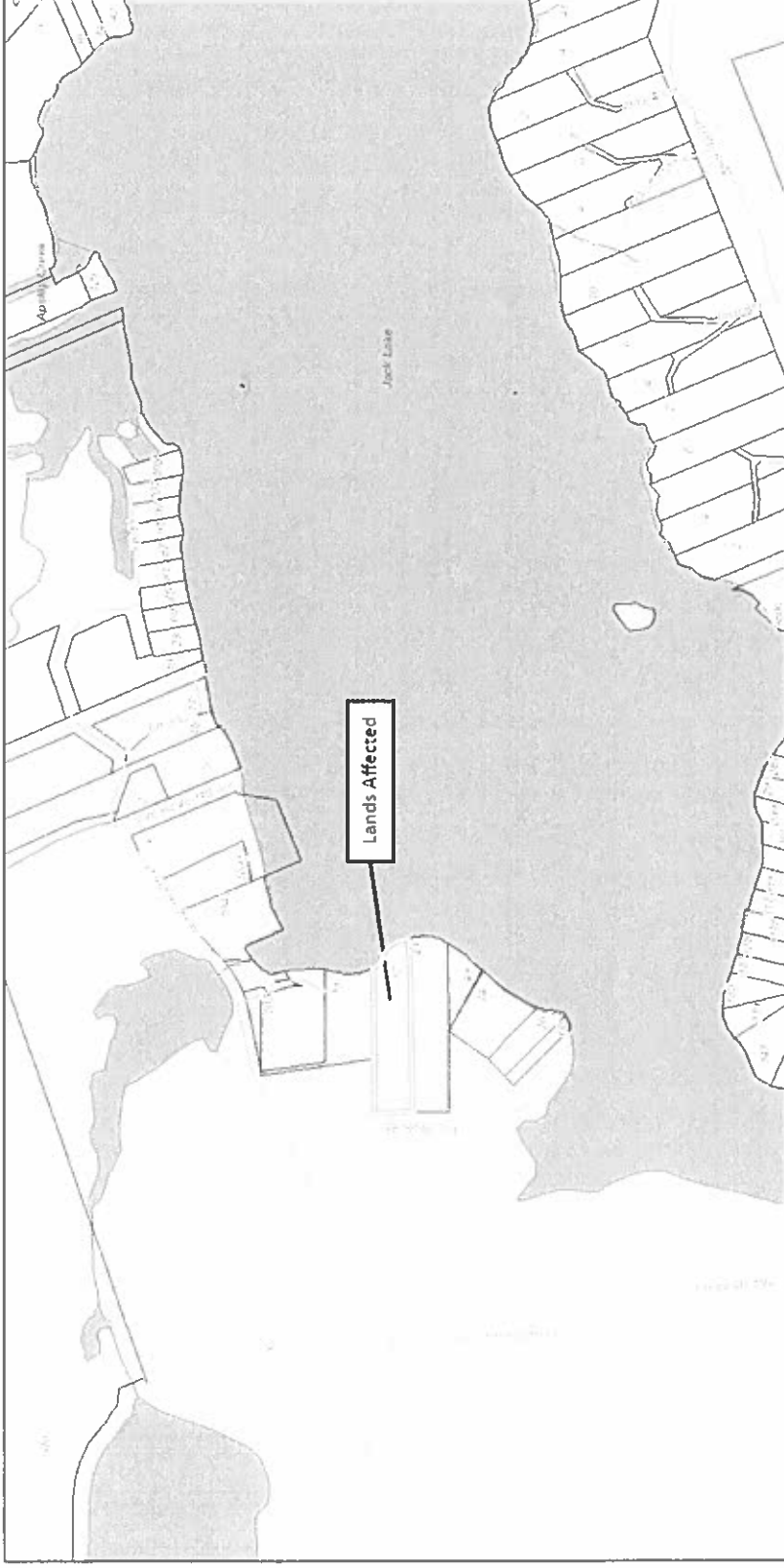
I, Connie Parent, Secretary-Treasurer for the Committee of Adjustment for the Corporation of the Township of North Kawartha hereby certify the foregoing to be a true copy of the original.

_____Connie Parent_____
 Connie Parent, Secretary-Treasurer

_____June 4, 2024_____
 Date

Key Map

Application #A-10-24
Part Lot 14 & 15, Concession 16, Burleigh Ward
37 Fire Route 48
Roll #020-002-35201



Explanation of the Purpose and Effect of the Application

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