



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-19-25 (Teixeira)
 Date of Hearing: June 16, 2026

Notice: The Last day to appeal this Decision is July 5, 2026

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

Property Description/Lands Affected Lot 12, Concession 2, Burleigh Ward, 19 Fire Route 45C, Roll # 1536-020-001-18404

Explanation Of The Purpose and Effect Of This Application: of Minor Variance Application A-19-25 vary Section 3.30 to permit an attached deck with a depth of 8.9 metres and the redevelopment of a detached deck with a ground floor area of 21.32 square metres and a height of 3.76 metres, located 4 metres from the high water mark with a side yard setback of 2.5 metres to the stairs for the detached deck, as they meet the Four Tests of the Minor Variance and are in keeping with the policy provisions of the Provincial Planning Statement.

Reasons for Decision

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

Reasons/Conditions for Decision: DEFERRED

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

Committee Decision and Signatures of Members Concurring in the Decision:

Carolyn Amyotte	<input type="radio"/>	In favour	<input type="radio"/>	Opposed	_____
Jim Whelan	<input type="radio"/>	In favour	<input type="radio"/>	Opposed	_____
RuthAnne McIlmoyl	<input type="radio"/>	In favour	<input type="radio"/>	Opposed	_____
Jim O’Shea	<input type="radio"/>	In favour	<input type="radio"/>	Opposed	Absent
Colin McLellan	<input type="radio"/>	In favour	<input type="radio"/>	Opposed	_____



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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	(705) 656-4445 or 1-800-755-6931
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P.O. Box 550	
Apsley Ontario K0L 1A0	

I, Kelly Picken, 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.

Kelly Picken, Secretary-Treasurer

Date June 16, 2026