

MINOR VARIANCE APPLICATION NOTICE OF DECISION

The Township of Adjala-Tosorontio's Committee of Adjustment has made a decision regarding **File No. A 01-2025** application for a Minor Variance to Zoning By-law 03-57, as amended.

The variance has been considered under the requirements of Section 45 of the Planning Act RSO 1990 c.P.13, as amended, including written and/or oral submissions related to the application before and/or during the hearing when making the decision.

The purpose of this notice is to provide you with a copy of the decision.


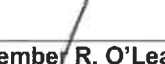
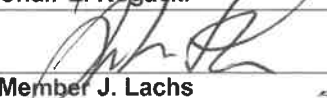

DATE OF HEARING	February 19, 2025
APPLICANT	Matt & Alexandra Walsh
AGENT	Self-representing
LOCATION OF PROPERTY	3218 Concession Road 5
LEGAL DESCRIPTION	CON 4 PT LOT 19 RP 51R22698;PART 2
PURPOSE OF APPLICATION	To permit a lot coverage of 12% and a front yard setback 14.97

DECISION

That the application seeking relief from Zoning By-law 03-57, as amended, to permit a lot coverage of 12% and a front yard setback of 14.97 meters, be **APPROVED**.

REASONS FOR DECISION	<ol style="list-style-type: none"> 1. The proposal does conform to the Official Plan; 2. The proposal does conform to the general intent and purpose of the Zoning By-law; 3. The variance is minor in nature; and <p>The variance is desirable for the appropriate development and use of the lands.</p>
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MEMBERS PRESENT ON WHO CONCUR IN THE DECISION AND REASON FOR DECISION MADE ON FEBRUARY 19, 2025

 Chair E. Rogacki	 Member R. O'Leary	Member J. Greer
 Member J. Lachs	 Member H. Harper	

CERTIFICATION

Planning Act, R.S.O. 1990, c. P. 13, s. 45 (10)

I, (Name) , Secretary-Treasurer of the Township of Adjala-Tosorontio Committee of Adjustment,
Certify that the above is a true copy of the decision of the committee with respect to the
application recorded therein.

Dated this February 19, 2025



Signature of Secretary-Treasurer

APPEALING TO THE ONTARIO LAND TRIBUNAL

An appeal can be made to the Ontario Land Tribunal (OLT) in respect of the By-law through the OLT e-file portal available through the OLT website olt.gov.on.ca, with the required OLT Filing Fees paid online directly to the OLT. In case of technical issues with the portal, appeals can be submitted via email to clerk@aditos.ca.

All appeals must be filed by [Appeal Deadline Date] at [Time], and any applicable municipal administrative fees must be paid directly to the Township of Adjala-Tosorontio. Payments can be made in-person via cash, debit or cheque at the Municipal Centre located at 7855 Sideroad 30. The appeal must set out the objection to the By-law and the reasons in support of the objection.

For further information, please contact the Municipal Office during regular office hours. Only individuals, corporations, and public bodies may appeal a by-law to the OLT. A notice of appeal may not be filed by an unincorporated association or group; however, a notice of appeal may be filed in the name of an individual who is a member of the association or group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the OLT, there are reasonable grounds to add the person or public body as a party.

PLEASE NOTE: Please notify the Secretary-Treasurer by email at ksally@aditos.ca that you will be filing an appeal and mail, or courier appeals and prescribed fees to:

Site Plan:

