

**DECISION OF THE COMMITTEE OF ADJUSTMENT
WITH REASONS RE:
APPLICATION FOR MINOR VARIANCE**

NOTICE: The last day for appealing this decision is the 19th day of September 2022. Village of Merrickville-Wolford Committee of Adjustment

RE AN APPLICATION BY: Lyndon & Dayna Marie Sands A-02-2022

LOCATION OF PROPERTY: 118 William Street, Former Village of Merrickville,
Village of Merrickville-Wolford

PURPOSE OF APPLICATION: The application requests relief from Merrickville-Wolford Zoning By-Law 23-08, as amended, to construct a 1.2m X 2.7m extension to an existing legal non-conforming dwelling with a 0.41 m (1.3 ft) side yard setback. Specifically, the request is an addition to the existing dwelling, maintaining the existing 0.41 m setback from the easterly side lot line. This application would permit the squaring off of the rear of the existing dwelling.

WE, the undersigned, in making the decision upon this application, have considered whether or not the variance requested was minor and desirable for the appropriate development and use of the land and that the general intent and purpose of the zoning By-law and the Official Plan will be maintained, or in the case of a change in a use of property which is lawfully non-conforming under the by-law, as to whether or not this application has met the requirements of subsection 45(2) of the Planning Act.

CONCUR in the following decision and reasons for decision made on the 30th day of August 2022,

DECISION: That the Committee of Adjustment grant minor variance application A-02-2022 as applied for.

CONDITIONS -This decision has been made subject to the following conditions:

1. That the application for a building permit include a lot grading and drainage plan which demonstrates that stormwater will be directed away from neighbouring properties to the satisfaction of the CBO.

REASON FOR DECISION:

The Committee considered the four tests of a minor variance with respect to proposed relief from Section 5.1.2 R1 Side Yard Setbacks to construct an addition onto the existing dwelling and are satisfied the four tests have been met.

R. Turcott

Member of Committee of Adjustment

[Signature]

Member of Committee of Adjustment

Eric Markman

Person appeal limitation: The Planning Act provides for appeals to be filed by "persons." As groups or associations, such as residents or ratepayers' groups which do not have incorporated status may not be considered "persons" for purposes of the Act. groups wishing to appeal this decision should do so in the name or names of individual group members and not in the name of the group.

CERTIFICATION

I certify that the above is a true copy of the decision of the committee with respect to the application recorded therein. Dated this 30th day of August 2022:

[Signature]
Secretary Treasurer of Committee of Adjustment

M. Jack Springer

Member of Committee of Adjustment

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