

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

NOTICE: The last day for appealing this decision is the 22nd day of March 2022. Village of Merrickville-Wolford Committee of Adjustment

RE AN APPLICATION BY: Knapp A-01-2022

LOCATION OF PROPERTY: 12602 County Road #15,
Village of Merrickville-Wolford

PURPOSE OF APPLICATION: The application requests relief from Section 3.2.3, Accessory Structure Maximum Height 16.4 feet (5 meters) and Section 3.2.4, Accessory Structure Maximum Lot Coverage 1,507 square feet (140 square meters) of the Village of Merrickville-Wolford Zoning By-Law 23-08, as amended. Specifically, the request is to construct a garage (to store and maintain a motorhome and classic cars), with dimensions 40 feet (12.2 meters) wide by 60 feet (18.1 meters) long and height 19.5 feet (5.9 meters) from grade to midpoint of roof, and ceiling height 16 feet (4.9 meters).

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 2nd day of March 2022,

DECISION: That the Committee of Adjustment grant minor variance application A-01-2022 as applied for.

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

1. That through the building permit process that sediment and erosion controls be installed prior to initiation of the work, to remain in place until the site has been allowed to regenerate and vegetation has been re-established to the satisfaction of the Township/Chief Building Official.
2. That excavated materials will be disposed of well away from the lake and any wetland area
3. That the construction of detached garage is not include any plumbing fixtures.

REASON FOR DECISION:

The Committee considered the four tests of a minor variance with respect to proposed relief from Section 3.2.3 and 3.2.4 to permit a garage, with dimensions 40 feet (12.2 meters) wide by 60 feet (18.1 meters) long and height 19.5 feet (5.9 meters) from grade to midpoint of roof, and is satisfied that the four tests have been met.

____ Original Signed _____

Member of Committee of Adjustment

____ Original Signed _____

Member of Committee of Adjustment

____ Original Signed _____

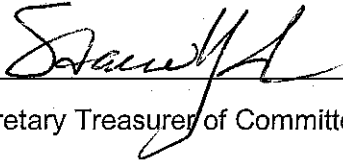
Member of Committee of Adjustment

____ Member of Committee of Adjustment

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 2nd day of March 2022:



Secretary Treasurer of Committee of Adjustment