



Township of McKellar

701 Hwy. #124, P.O. Box 69, McKellar, Ontario P0G 1C0

Phone: (705) 389-2842

Fax: (705) 389-1244

Committee of Adjustment

NOTICE OF DECISION

TAKE NOTICE THAT the Committee of Adjustment for the Corporation of the Township of McKellar considered the following Application for minor variance under Section 45 of the Planning Act, R.S.O. 1990, c. P.13

APPLICATION NO. A/12/2023
Date of Hearing: November 21, 2023
Final Appeal Date December 11, 2023
Owner(s): Ohad Slama

Property Location: 154 Centre Road (Part Lots 22 and 23, Concession 11)

DECISION

That the Committee of Adjustment does hereby grant the Minor Variance Application A/12/2023 - Slama to permit relief of the maximum gross floor area for the construction of six rental cottages to each exceed the maximum gross floor area. The maximum gross floor area per rental cottage is increased from 100 square metres as regulated in By-law 2022-52 being a By-law to amend the Township of McKellar's Comprehensive Zoning By-law No. 95-12, as amended to 150 square metres having 50 square metres relief from the maximum gross floor area. All other applicable Sections of By-Law 95-12, as amended, are to be complied with.

CERTIFICATION

I, Karlee Britton, Secretary-Treasurer of the Township of McKellar Committee of Adjustment, certify that the attached is a true copy of the decision of the Committee with respect to the application recorded therein.

Dated this 21st day of November, 2023


Karlee Britton, Secretary-Treasurer

NOTICE OF THE LAST DAY FOR APPEALING THE DECISION

The last date for filing a notice of appeal to the Ontario Land Tribunal is the 11th day of December, 2023.

The applicant, the Minister or any other person or public body who has an interest in the matter may, within 20 days of the making of the decision, appeal to the Ontario Land Tribunal against the decision of the committee by filing with the Secretary-Treasurer of the Committee a notice of appeal setting out the objection to the decision and or conditions and the reasons in support of the objection accompanied by a certified cheque or money order in the amount of Four Hundred dollars (\$400.00) made payable to the Minister of Finance.

The notice of Appeal must be submitted to the Secretary-Treasurer at the following address: Township of McKellar, PO Box 69, 701 Highway 124, McKellar, ON, P0G 1C0.

I, Karlee Britton, Secretary-Treasurer of the Township of McKellar Committee of Adjustment, certify that as of December 11, 2023, no appeals have been filed against the aforementioned Decision re Application A/12/2023 (Slama) and that therefore this Decision is final and binding.

Dated this 11th day of December, 2023


Karlee Britton, Secretary-Treasurer



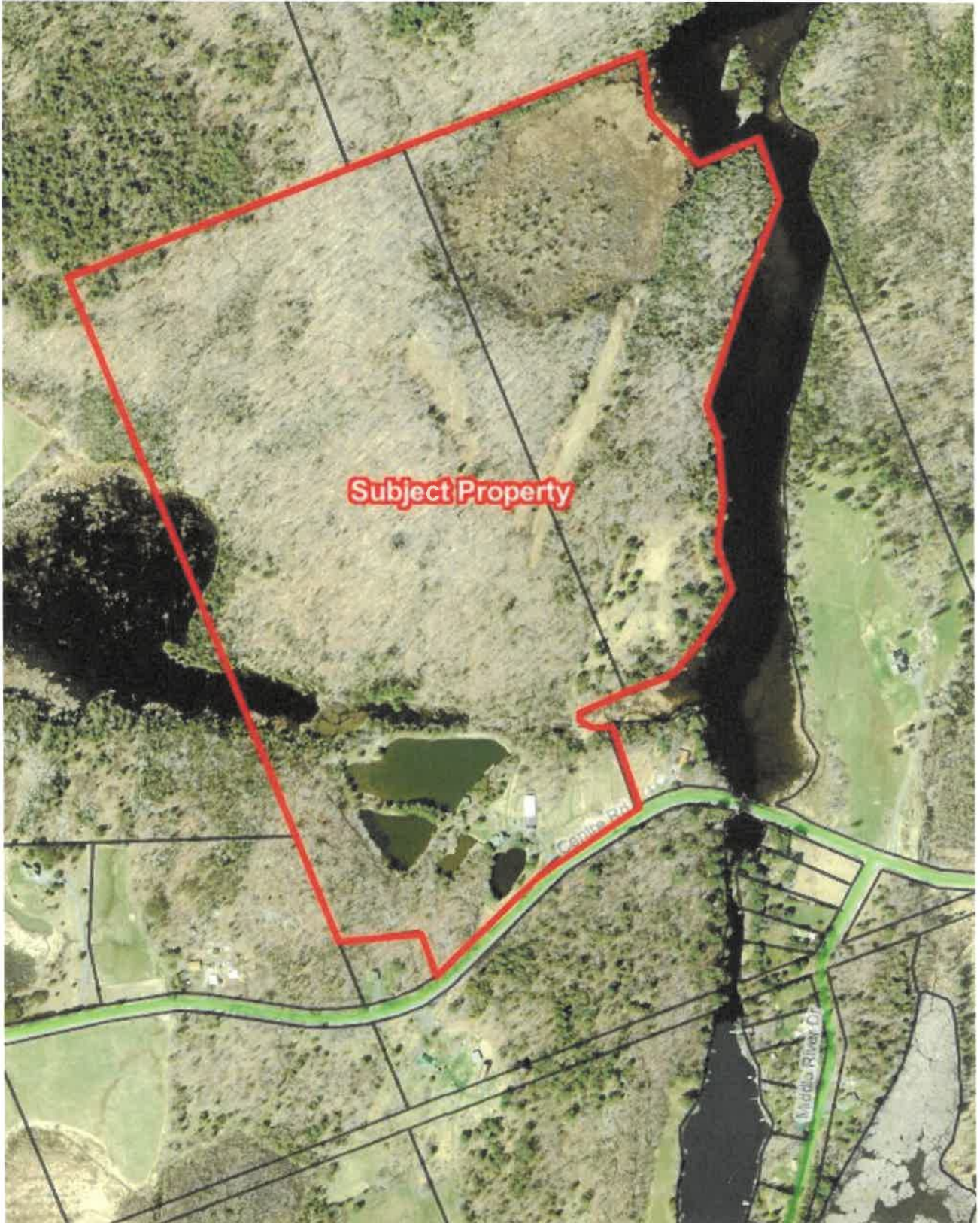
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Key Map





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Committee of Adjustment

DECISION

APPLICATION NO. A/12/2023
 Date of Hearing: November 21, 2023
 Final Appeal Date December 11, 2023
 Owner(s): Ohad Slama

Property Location: 154 Centre Road (Part Lots 22 and 23, Concession 11)

VARIANCE REQUESTED

The applicant is requesting a Minor Variance to permit the construction of 6 rental cottages that exceeds the maximum gross floor area.

DECISION

That the Committee of Adjustment does hereby grant the Minor Variance Application A/12/2023 - Slama to permit relief of the maximum gross floor area for the construction of six rental cottages to each exceed the maximum gross floor area. The maximum gross floor area per rental cottage is increased from 100 square metres as regulated in By-law 2022-52 being a By-law to amend the Township of McKellar's Comprehensive Zoning By-law No. 95-12, as amended to 150 square metres having 50 square metres relief from the maximum gross floor area. All other applicable Sections of By-Law 95-12, as amended, are to be complied with.

THE REASONS FOR THE DECISION

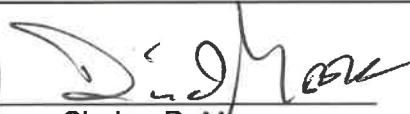
It is the opinion of the Committee of Adjustment that the requested variance:



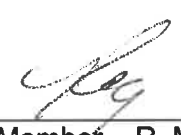

- i) is minor in nature
- ii) is desirable for the appropriate development or use of the land, building or structure;
- iii) maintains the general intent and purpose of Comprehensive Zoning By-law 95-12, as amended; and
- iv) maintains the general intent and purpose of the Official Plan.

EFFECT OF PUBLIC INPUT, IF ANY, ON LAND USE DECISIONS:

The Committee of Adjustment received written and/or oral submissions before and/or during the hearing and has taken these submissions into consideration when making its decision

THE FOLLOWING COMMITTEE MEMBERS CONCUR WITH THE DECISION:


 Chair – D. Moore

 Member – M. Haskim	 Member – M. Kekkonen
 Member – R. Moore	 Absent Member – N. Ryeland
 Member – D. Zulak	

Dated this 21st day of November, 2023