



The Corporation of the Township of Huron-Kinloss

Committee of Adjustment Meeting Minutes

Council Chambers

April 16, 2018

7:00 p.m.

Mitch Twolan, Mayor	Present
Wilfred Gamble, Deputy Mayor	Present
Lillian Abbott, Councillor	Present
Jeff Elliott, Councillor	Present
Jim Hanna, Councillor	Present
Don Murray, Councillor	Present
Carl Sloetjes, Councillor	Present
Matt Farrell, Manager of Building and Planning	Present
Jodi MacArthur, Treasurer	Present
Emily Dance, Clerk	Present

Others Present:

Bruce Stickney, Manager Land Use Planning Manager Planning and Development
Corporation of the County of Bruce

1. **Call to Order**
2. **Disclosure of Pecuniary Interest**
3. **Adoption of Minutes**
 - 3.1 Motion CAO2018-04-1
Moved by: Don Murray Seconded by: Lillian Abbott
That the Township of Huron-Kinloss Committee of Adjustment adopt the [December 18, 2017](#) Committee of Adjustment Meeting Minutes as written.
Carried
4. **Public Meetings Required Under the Planning Act**
 - 4.1 Dale Walden c/o John Ball Carpentry
Minor Variance Application
File No. A-8-18.16
132-2 Boiler Beach Road
Lot 52, Concession 'A' (being Part 2, 3R-6349) geographic Township of Huron

The applicant is requesting a reduction in the minimum rear yard setback from 7.5m (24.6ft) to 5.55m (18.2 ft) to facilitate the construction of an addition to the existing cottage.

[Planning Report A-8-18.16](#)
[Aerial Photo and Zoning Map](#)

The Committee requested clarification on the land dispute. The Planner explained that it is not possible to resolve a boundary dispute in an application for a minor variance.

The minor variance is not establishing the location of the rear lot line, but rather, it is permitting an extension of 5m for the cottage on the owner's property into the required rear yard.

Nancy Murdoch, 128 Boiler Beach Road

Ms. Murdoch voiced an objection and requested confirmation that the decision would not affect the land dispute.

Motion No. CAO2018-04-2

Moved by: Lillian Abbott Seconded by: Don Murray

That the Township of Huron-Kinloss Committee of Adjustment hereby accepts the recommendation provided by the County of Bruce Planning Department and as such grants approval for application number A-8-18.16 for the property described as Lot 52, Concession 'A' (being Part 2 on 3R-6349) geographic Township of Huron to facilitate the construction of an addition to the existing cottage. This would result in a +/- 2.16m (+/- 7.1 ft) encroachment into the required rear yard.

Carried

5. **Adjournment**

5.1 Motion CAO2018-04-3

That the Township of Huron-Kinloss Committee of Adjustment hereby adjourns at 7:15pm.

Carried

Original signed by Mitch Twolan

Mitch Twolan, Mayor

Original signed by Kelly Lush

Kelly Lush, Deputy-Clerk