

THE CORPORATION OF THE TOWNSHIP OF NORTH GLENGARRY

Committee of Adjustment Hearing

Monday, January 29, 2024, 5:45 pm

Council Chamber

3720 County Road 34

Alexandria, On. K0C 1A0

PRESENT: Mayor - Jamie MacDonald
Deputy Mayor - Carma Williams
Councillor (At Large) - Jacques Massie
Councillor (Kenyon Ward) - Jeff Manley
Councillor (Alexandria Ward) - Michael Madden
Councillor: Brian Caddell
Councillor: Gary Martin

ALSO PRESENT: CAO/Clerk - Sarah Huskinson
Director of Building, By-law & Planning - Jacob Rhéaume
Deputy Clerk: Jena Doonan
Planning Services - Chantal Lapierre

1. **DISCLOSURE OF CONFLICT INTEREST**
2. **ACCEPT THE AGENDA (Additions/Deletions)**

Resolution No. 1

Moved By Michael Madden

Seconded By Brian Caddell

THAT the Council of the Township of North Glengarry accepts the Committee of Adjustment Hearing agenda of Monday, January 29th/2024.

Carried

3. **RATIFY MINUTES**

Resolution No. 2

Moved By Jeff Manley

Seconded By Gary Martin

THAT the Council of the Township of North Glengarry accepts the Committee of Adjustment Hearing Minutes of Monday, November 27th/2023.

Carried

4. **MINOR VARIANCES**

- a. **MV-01-2024**

Owner: Kathleen Dicaire

Location: 20290 Kenyon Conc Rd 1 Alexandria

Purpose of application: To seek relief from the zoning by-law requirements within Section 12.2(2)(iii)(b) for a reduction in the lot frontage from the required 45m to the

Proposed 21.4m for a residential-use lot creation, as per condition No. 4 of Consent Application B-138-23.

Resolution No. 3

Moved By Jacques Massie

Seconded By Carma Williams

It is the recommendation of the Planning Department that the Committee of Adjustment approve Minor Variance application **MV-01-2024** as submitted.

The clerk asked for comments from the public in attendance and from members of Council.

Councillor (Kenyon Ward) -Jeff Manley – Inquired about the plans for the severed portion of the consent application and if it would be for residential development.

Director of Building, By-law & Planning - Jacob Rhéaume – Answered yes, a residential dwelling with accessory buildings.

Neighbor – Nicole Decoeur Sauvé – Asked how many houses can be built? As she’s a close neighbor and had some concerns.

Director of Building, By-law & Planning - Jacob Rhéaume – Explained that one house is permitted. For an additional dwelling, a zoning amendment would have to be obtained which would include another circulation to advise the neighbors and another public meeting would be held.

The clerk asked two additional times for comments from the public in attendance and from members of Council.

No other comments were received.

Carried

- 5. **OLD BUSINESS**
- 6. **NEW BUSINESS**
- 7. **NOTICE OF MOTION**
- 8. **ADJOURNMENT**

Resolution No. 4

Moved By Brian Caddell

Seconded By Michael Madden

THERE being no further business to discuss the Committee of Adjustment Hearing was adjourned at 5:55pm.

Carried

CAO/Clerk/Deputy Clerk

Mayor/Deputy Mayor