



250.02 Town of Minto

DATE: February 15th, 2018

TO: Mayor Bridge and Members of Council

FROM: Michelle Brown Building Assistant

RE: Minor Variance MV-2018-01, Carl Bauman

Concession 13 N Part Lot 15 RP 61R6454, municipally known as 9551 Road 3 N, Town of Minto

STRATEGIC PLAN

Ensure growth and development in Clifford, Palmerston and Harriston makes cost effective and efficient use of municipal services, and development in rural and urban areas is well planned, reflects community interests, is attractive in design and layout, and is consistent with applicable County and Provincial Policies.

BACKGROUND

The subject property is 10.12 ha (25.02 ac) in size, and houses a single family dwelling and agricultural shed. The Town of Minto Zoning By-law currently permits a maximum Home Industry floor area of 232.25m² (2500 sq. ft.). The intent of the minor variance application is seeking relief for the total floor area to construct a Home Industry Addition with a total floor area of 420.7m² (4528.4 sq. ft). The relief will accommodate the size of the wood working equipment and storage space required for the finished custom wood furniture.



COMMENTS

The subject property is zoned Agricultural (A) and Natural Environment (NE). The proposed Home Industry addition will be located in the Agricultural zone and not within the Natural Environment zone. Permitted uses with the subject area include Agricultural, residential dwellings and home industries subject to requirements of section 6.14 of the By-law.

Town of Minto staff met regarding the application and no concerns were expressed.

RECOMMENDATION

THAT the Committee of Adjustment receives the Building Assistant's report regarding proposed MV-2018-01; Bauman, Minor Variance application Concession 13 N Part Lot 15 RP 61R6454, municipally known as 9551 Road 3 N, Town of Minto.

Michelle Brown, Building Assistant

ATTACHMENTS

County of Wellington Junior Planner, Jessica Wilton and Senior Planner, Curtis Marshall comments

Saugeen Valley Conservation Authority Environmental Planning Technician, Michael Oberle comments