

THE CORPORATION OF THE TOWNSHIP OF ENNISKILLEN
COMMITTEE OF ADJUSTMENT

FIRST MEETING

MINUTES

MAY 15 2023

A meeting of the Committee of Adjustment of the Township of Enniskillen was held on Monday May 15 2023 at 7:00 pm at the Enniskillen Council Chambers.

Present: Kevin Marriott, Mary Lynne McCallum, Wally Van Dun and Judy Krall

Kevin Marriott chaired the meeting.

A. Minutes

Moved by Judy Krall

Seconded by Wally Van Dun

That the minutes of the meeting of June 6 2022 be adopted as circulated.

Carried.

- B. Application A 001/23 by Mike Moore the owner of 5824 Rokeby Line. The applicant proposes to sell motor vehicles as a home occupation from his property. The applicant requests a minor variance to Bylaw 48 of 2015 Section 3.10.2 (g) (iii) to reduce the 200-meter setback to 151 meters from a house to the south and 192 meters from a house to the east and accept the existing trees as adequate screening to reduce the fencing requirement to 6.096 meters.

Present: Mike Moore

County of Lambton: Jarod Preston and Ken Melanson

Kevin Marriott introduced the application and asked the Planner, Mr. Preston to present his report.

Mr. Preston presented site photos of the location of the proposed motor vehicle sales site at the south of Mr. Moore's barn. The photo's indicated the location of the tree line associated with the barn.

The applicant requested that in lieu of putting up a fence around the sales site that the existing buildings and trees should be accepted as a site barrier.

Secondly the applicant requested that the easterly facing part of the site be permitted to have a fence of 6.096 meters rather than totally enclosed.

Mr. Preston noted that in his opinion the application met the four tests of the Planning Act for a minor variance.

A discussion took place regarding the positioning of the 6.096-meter fence.

Moved by Judy Krall

Seconded by Wally Van Dun

That minor variance application A001/23 be approved to Bylaw 58 of 2015 Section 3.10.2 (g) iii reducing the 200-meter setback to 151 meters from a house to the south and 192 meters from a house to the east and accept the existing trees as adequate screening to reduce the fencing requirement to 6.096 meters. Carried.

Conditions:

1. That the fence is built to a minimum height of 2.4m.
2. That the fence be built as per the sketch submitted by the applicant and approved by the committee.

Reason:

The minor variance is consistent with the Planning Act, Provincial Policy Statement (PPS), County and Township Official Plan (OP) and Zoning Bylaw.

C. Adjournment

Moved by Councillor Van Dun
Seconded by Councillor Krall
That the meeting be adjourned.
Carried.

Chair

Secretary