



CORPORATION OF THE CITY OF ORILLIA

COMMITTEE OF ADJUSTMENT

DECISION

Application No.	A1/22
Applicant/owner	John Hachey
Address	103 Matchedash Street North

DATE OF DECISION: JANURARY 19 2022 FINAL DAY FOR APPEAL: FEBRURAY 8 2022

Upon application to the Committee of Adjustment for a minor variance pursuant to Section 45 of the Planning Act, as amended, the decision of the City of Orillia Committee of Adjustment is as follows:

THAT: Consent to sever land is:

- Approved with conditions*
- Approved
- Denied
- Deferred

*Conditions of approval are attached and form part of the Committee of Adjustment decision.

The Committee has Granted the following minor variance(s) from Zoning By-law 2014-44 for two (2) variances to construct a detached garage with second floor containing an Additional Dwelling Unit that exceeds area and height.

The applicant has requested the following variances from the provisions of Zoning By-law 2014-44, as amended:

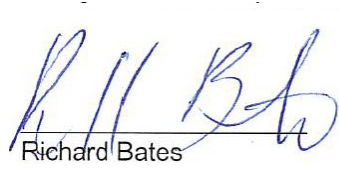
	Section	Requirement	Proposed	Variance
1	5.2.2.3 – A floor area shall not exceed 75m ² that contains an Additional Dwelling unit.	75m ²	84m ²	9m ²
2	5.2.2.8 – The height of a detached structure containing an Additional Dwelling unit shall not exceed 5.0m.	5.0m	6.0m	1.0m

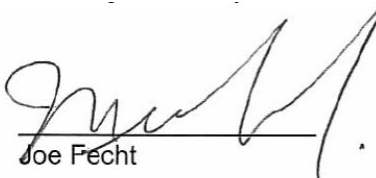
REASONS: The application conforms with the requirements of the City of Orillia Zoning By-law, the City of Orillia Official Plan, a Plan of Subdivision is not required, and satisfies the requirements of all commenting agencies.

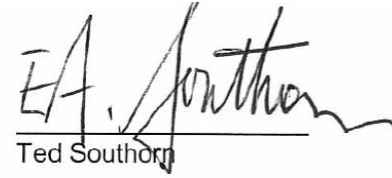
EFFECT OF PUBLIC INPUT:

In making this Decision, the Committee of Adjustment had regard for all public input received through written, electronic, and verbal submissions prior to the conclusion of the Public Hearing held on January 19, 2022.

We, the undersigned, acknowledge the above as being the decision of the Committee.


Richard Bates


Joe Fecht


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NOTICE OF THE LAST DAY FOR APPEALING TO THE ONTARIO LANDS TRIBUNAL

Any person or public body may, not later than **20 days** after the giving of notice is completed, appeal the decision or any condition imposed by the Committee or appeal both the decision and any condition to the Tribunal by filing with the clerk of the municipality a notice of appeal setting out the reasons for the appeal, accompanied by the fee charged under the *Ontario Lands Tribunal Act, 2017*.

A copy of an appeal form is available from the OLT website at
<https://olt.gov.on.ca/tribunals/lpat/forms/appellant-applicant-forms/>.

Notice of the last day of appealing this decision to the Ontario Lands Tribunal is **February 8, 2022**.

Notice of this decision of the Committee of Adjustment was given on **January 20, 2022**.

I, Nick Skerratt, Secretary-Treasurer of the Committee of Adjustment do hereby certify that the above is a true copy of the decision of the Committee of Adjustment for Application No. A1/22 rendered on January 19, 2022.



Nick Skerratt, Secretary-Treasurer to the Committee of Adjustment



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SUBJECT TO THE FOLLOWING CONDITIONS:

It is a requirement that all conditions imposed are completed to ensure the minor variance decision is granted.

Planning Conditions:

1. That the construction shall proceed in substantial compliance with the plans and drawings submitted with the Minor Variance application A1/22.
2. That the Owner/Applicant submit a site plan drawing indicating the relocation of, or demolition of, the existing shed to the satisfaction of Planning Division.

Engineering Conditions:

3. That the Owner/Applicant complete and submit a Traffic Information Request form to the satisfaction of the Engineering Division.

Nick Skerratt, Secretary-Treasurer to the Committee of Adjustment