



COMMITTEE OF ADJUSTMENT DECISION

APPLICATION A-23-2023

We, the undersigned members of the Municipality of Middlesex Centre Committee of Adjustment, do hereby certify that the following is a decision reached by us at a hearing at the Municipality of Middlesex Centre Offices, Coldstream, Ontario, on Wednesday, December 20, 2023. The said decision was reached on Minor Variance A-23-2023, filed Pemic Komoka Development Corporations for relief from the Comprehensive Zoning By-law in order to establish a minimum front yard setback of 4.5 m (14.8 ft) and a minimum rear yard setback of 7.0 m (23 ft), whereas the Middlesex Centre Comprehensive Zoning By-law requires a minimum front yard setback of 6.0 m (19.7 ft) and a minimum rear yard setback of 8.0 m (26.2 ft), for a property legally described as 33M673 Blocks 32 and 33, in the Municipality of Middlesex Centre, County of Middlesex.

DECISION: APPROVED

DATE OF DECISION: December 20, 2023

WITH CONDITIONS / WITHOUT CONDITIONS: WITH

COMMITTEE MEMBERS CONCURRING IN THE DECISION:

Aina DeViet

John Brennan

Debbie Heffernan

Hugh Aerts

Sue Cates

Frank Berze

Wayne Shipley

CONDITIONS

THAT an attached garage maintain a minimum front yard setback of 6.0 m (19.7 ft) where a driveway is proposed in the front yard;

AND THAT 1 of the 2 servicing connections for Blocks 32 and 33 are removed to the satisfaction of the Municipality

REASONS

- The request complies with the general intent and purpose of Middlesex Centre's Official Plan;
- The request complies with the general intent and purpose of Middlesex Centre's Comprehensive Zoning By-law;
- The request is minor in nature; and
- The request represents appropriate development on the subject property