



MINUTES

1. CALL THE MEETING TO ORDER

The September 14, 2021 Committee of Adjustment Meeting was held on the above date and called to order at 7:00 p.m. via electronic participation.

2. ROLL CALL

MEMBERS IN ATTENDANCE

Councilor John Sepulis, Chair
Deep Basi
Dan Kennedy
Paul Sadhra
Dennis O'Connor

MEMBERS ABSENT

None

STAFF IN ATTENDANCE

Lynne Banks, Development and Legislative Coordinator
Courtenay Hoytfox, Clerk
Jeff Bunn, Deputy Clerk
Zachary Prince, Senior Planner, County of Wellington
Joanna Salsberg, Planner, County of Wellington

3. OPENING REMARKS

The Chair welcomed those attending the meeting to the Committee of Adjustment and informed the attendees that Township Staff would present the application, then the applicant would have the opportunity to present the purpose and details of the application and provide any further relevant information. Following this, the public can obtain clarification, ask questions and express their views on the proposal. The members of the Committee can then obtain clarification, ask questions and express their views on the proposal. All application decisions are subject to a 20 day appeal period.

4. DISCLOSURE OF PECUNIARY INTEREST

None

5. APPROVAL OF MINUTES

Moved by: Dennis O'Connor

Seconded by: Dan Kennedy

That the Minutes of the Committee of Adjustment meeting held Tuesday, August 10, 2021 be adopted.

CARRIED

6. APPLICATIONS FOR MINOR VARIANCE OR PERMISSION under section 45 of the Planning Act to be heard by the Committee this date:

6(a) Minor Variance Application D13-FAL – Steve and Terri-Lynn Falco– 6537 Roszell Road, Rear Part Lot 2, Concession 3, Township of Puslinch.

Requesting relief of New Comprehensive Zoning By-law #23-2018, as amended, from Section 4.12(a) Home Industries.

The purpose and effect of the application is to provide relief from:

1. Section 4.12(a) to permit the storage of four (4) trucks and four (4) trailers for a home industry use.

- Nicolette Van Oyen, agent for the applicant, provided an overview of the application.
- There were no questions or comments from the public.
- Deep Basi asked if the owner has applied for their GRCA permit yet.
- Nicolette Van Oyen advised that they became aware of it yesterday and will be submitting for the permit soon.
- Deep Basi if the trailers are for transportation or for storage.
- Nicolette Van Oyen advised that they are for transportation.
- Paul Sadhra asked what the size and shape of the trucks/trailers are.
- Nicolette Van Oyen advised that they are pick-up trucks or vans with a small trailer for hauling equipment.
- John Sepulis advised that one of the conditions of approval suggested by the County planner is that they cannot exceed the length of 7.5 metres.
- Dan Kennedy asked if they are parked at the property 7 days a week, or how often are they in and out of the property.
- Nicolette Van Oyen advised that they are in and out once a day and that the restriction in the Township's zoning by-law that does not allow for overnight parking of the vehicles is what the minor variance application is regarding.
- Dan Kennedy asked if this includes personal vehicles.
- Zachary Prince advised that the wording in the condition can state that the number of trucks & trailers are exclusive of personal vehicles.
- There were no further questions or comments from the Committee.

That Application D13/FAL requesting relief from provisions of Zoning By-Law #023/2018, as amended, from:

Section 4.12(a) to permit the storage of four (4) trucks and four (4) trailers for a home industry use.

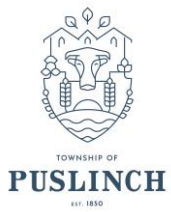
Is approved with the following conditions:

1. The number of trucks and trailers on the subject property cannot exceed four trucks and four trailers, exclusive of personal vehicles.
2. That any activity relating to the repair and maintenance of a vehicle or trailer is prohibited.
3. That the trucks and trailers can only be stored to the rear of the existing accessory building as per the location drawing.
4. That the trucks and trailers associated with the home industry cannot exceed the length of 7.5 m (exclusive of hitch/tongue) or height of 3.2 m measured from the ground to the highest point of the commercial motor vehicle.
5. That the parking area be separated from the neighboring property by a 1.0 m planting strip.
6. That the home industry area within the accessory building be kept to a maximum 100m².

7. OTHER MATTERS

None

8. ADJOURNMENT



THE CORPORATION OF THE TOWNSHIP OF PUSLINCH
COMMITTEE OF ADJUSTMENT
SEPTEMBER 14, 2021
7:00 PM
VIRTUAL MEETING BY ELECTRONIC PARTICIPATION

Moved by: Paul Sadhra

Seconded by: Deep Basi

The Committee of Adjustment meeting adjourned at 7:17 p.m.

CARRIED