



**A G E N D A**  
*for the*  
**HALDIMAND COUNTY**  
**COMMITTEE OF ADJUSTMENT HEARING**  
*to be held on Tuesday, March 10, 2020*  
**CAYUGA ADMINISTRATION BUILDING**  
**COUNCIL CHAMBERS**  
**9:00 A.M.**

- A) Meeting is called to order
- B) Disclosure of Pecuniary Interest

**C) CONSENTS:**

**PLB-2019-201 Michael & Jacqueline Forbes**

The applicants propose to sever an irregular shaped lot containing a surplus farm dwelling. The severed lands will have a lot frontage of 20 metres and will contain an area of approximately 1.62 hectares. The applicants are also proposing an easement over the entrance and driveway of the surplus farm dwelling lot in favour of the retained farmlands. Further, the applicants are proposing an easement in favour of the surplus farm dwelling lot over the retained lands for hydro infrastructure. **Part Lot 4, Range East of Plank Road, Geographic Township of Oneida, 5300 Highway 6 South**

**PLB-2019-204 John & Sharon Lane**

The applicants propose to sever a parcel of land to be used as lake access for a property on the north side of North Shore Drive. **Part Lot 7, Concession 1 from Lake Erie, Geographic Township of Moulton, North Shore Drive**

**PLB-2020-015 Kyle & Sandra Biloski**

The applicants propose to sever an irregular shaped parcel of land as a boundary adjustment. The severed lands will contain an area of approximately 0.2 hectare and will be added to an adjoining residential lot. **Part Lot 13, Concession 1, Geographic Township of Canborough, 395 Smithville Road**

**PLB-2020-024 Thomsen-Jung Farms Ltd. Y T J Grain Logistics Ltd.**

The applicants propose to sever an irregular shaped lot containing a surplus farm dwelling and accessory structure. **Part Lots 5 & 6, Concession 1 Northwest of Stoney Creek Road, Geographic Township of Seneca, 174 Stoneman Road**

**D) CONSENTS & RELATED MINOR VARIANCES:**

**PLB-2019-205 & PLA-2019-206 Silverthorne Homes**

The applicant proposes to sever a lot for residential purposes. Relief is requested from the provisions of the R1 Zone of Zoning By-law 1-DU 80 from the lot frontage on the proposed severed lands and from the lot frontage and front yard setback on the proposed retained lands. **Lot 6, Plan 1554, Urban Area of Dunnville, 304 Forest Street West**

**PLB-2020-012 & PLA-2020-013 Albert Postma Construction Ltd.**

The applicant proposes to sever a lot for residential purposes. Relief is requested from the provisions of the R2 Zone of Zoning By-law 1-DU 80 from the lot frontage on the proposed severed lands and from the lot frontage and exterior side yard on the proposed retained lands. **Lot 5, Plan 987, Urban Area of Dunnville, 167 Cross Street East**

**E) MINOR VARIANCES:**

**PLA-2019-202 Ben Vint**

The applicant proposes to construct an accessory structure on the subject lands. Relief is requested from the provisions of the Hamlet Residential Zone of Zoning By-law 1-H 86 from the maximum permitted area for accessory structures. **Part Lot 15, Concession 7, North, Geographic Township of South Cayuga, 6156 Rainham Road**

**PLA-2020-008 Mike Cukrovani**

The applicant proposes to construct an accessory structure 9 metres by 12.65 metres. Relief is requested from the provisions of the Agricultural Zone of Zoning By-law 1-H 86 from the maximum permitted area for accessory structures and the exterior side yard requirements. **Part Lot 1, Concession 5, Geographic Township of Oneida, 319 4th Line**

**PLA-2020-009 Vince & Sabrina Casali**

The applicants propose to convert the existing accessory structure into a seasonal dwelling. Relief is requested from the provisions of the Seasonal Residential Zone of Zoning By-law 1-DU 80 from the lot area, front yard setback, Section 6.16. The request is also to deem the east lot line as the front lot line. **Part Lot 5, Concession 4 South of Dover Road, Geographic Township of Dunn**

**PLA-2020-022 Kelsey Young & Mark Bazuin**

The applicants propose to construct an accessory structure 10.4 metres by 15.24 metres. Relief is requested from the provisions of the Agricultural Zone of Zoning By-law 1-H 86 from the exterior side yard and maximum lot coverage. **Part Lot 31, River Range, Geographic Township of Oneida, 4420 River Road**

**F) SIGN VARIANCES:**

**PLA-2020-110 & 011 Grand River Home Hardware**

The applicants propose to post an electronic message sign on both the north and south walls of the existing hardware store. Relief is requested from the provisions of the Haldimand County Sign By-law No. 1064/10 to permit two electronic signs that display images and text as part of a wall sign to be located above the first storey of the existing building. **Part Lot 2, Block 22, Plan 905, Urban Area of Hagersville, 11 & 15 Main Street South**

**G) PREVIOUSLY DEFERRED:**

**PLB-2018-154 & PLA-2018-155 Michael & Michelle Wortel**

***These applications were deferred at the October 16, 2018 Committee of Adjustment meeting to allow the applicants an opportunity hire a professional engineer to produce a functional servicing report and lot grading and drainage plan.*** The applicants propose to sever a lot for residential purposes. Relief is requested from the lot area and lot frontage on the proposed severed lands and from the lot frontage on the proposed retained lands. **Part Lot B, Plan 395, Urban Area of Dunnville, 600 John Street**

**H) Minutes of February 11, 2020 meeting**

**I) Other Business**