



**The Corporation of the Municipality of Brockton**

**Committee of Adjustment Minutes**

**Tuesday, April 13, 2021, 6:30 p.m.**

**Electronic Meeting**

**Committee Members:** Chris Peabody, Mayor  
Dan Gieruszak, Deputy Mayor  
Steve Adams, Councillor  
Tim Elphick, Councillor  
Kym Hutcheon, Councillor  
James Lang, Councillor  
Dean Leifso, Councillor

**Staff:** Fiona Hamilton, Secretary/Treasurer  
Sonya Watson, Alternate Secretary/Treasurer  
Julie Steeper, Bruce County Planner

**1. Call to Order**

The Committee of Adjustment Meeting was called to order at 6:30 p.m. with Mayor Chris Peabody presiding.

**2. Acceptance of Agenda**

**Resolution COA 21-02-01**

Moved By: James Lang

Seconded By: Dean Leifso

That the Committee of Adjustment of the Council of the Municipality of Brockton accept the Agenda for the Public Meeting of April 13, 2021 as presented.

**Carried**

**3. Disclosure of Pecuniary Interest and General Nature Thereof**

None disclosed at this time.

**4. Acceptance of Minutes**

**4.1 Committee of Adjustment Minutes - March 9, 2021**

**Resolution COA 21-02-02**

Moved By: Tim Elphick

Seconded By: Steve Adams

That the Committee of Adjustment adopt the minutes of the March 9, 2021 Committee of Adjustment Meeting as presented.

**Carried**

## **5. Reports**

### **5.1 Planning Report - Minor Variance Application A-2020-077**

Julie Steeper, Bruce County Planner, provided an overview of the relief requested in the application, and emphasizing that individuals could receive updates about the application by contacting the Bruce County planning department.

Ms. Steeper confirmed the four tests required of a minor variance, and confirmed the application was for a residential building in a residential area that would maintain the purpose of the official plan.

It was noted that the variance to the exterior side yard setback was often to maintain sightlines at intersections. In this case, the irregularly shaped lot would allow a residence to be constructed to follow the property line and maintain the sight lines and the proposal would maintain the intent and purpose of the zoning by-law.

No agency comments of concerns were received and there no comments from members of the public. The applicants were invited to speak but had no additional comments.

Fiona Hamilton, Clerk, canvassed whether any members of the public intended to participate, but no individuals expressed any interest in participating.

#### **Resolution COA 21-02-03**

Moved By: Dan Gieruszak

Seconded By: Kym Hutcheon

That the Committee of Adjustment of the Corporation of the Municipality of Brockton has considered Bruce County Planning File A-2020-077 and any objections and submissions arising from the Public Hearing and hereby approves the application for a Minor Variance to 223 IRISHWOOD LN PLAN 3M249 LOT 26 (Brant) Municipality of Brockton in accordance with the conditions as outlined on the Decision Sheet.

**Carried**

## **6. Adjournment**

#### **Resolution COA 21-02-04**

Moved By: Dean Leifso

Seconded By: James Lang

That the Committee of Adjustment of the Council of the Municipality of Brockton hereby adjourn the Public Meeting convened under Section 45(6) of the Planning Act at 6:36 p.m.

**Carried**

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Chair - Mayor Peabody

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Secretary/Treasurer - Fiona Hamilton