



Committee of Adjustment Agenda

**Meeting Number 2018-06
Monday, May 28, 2018 at 5:30 p.m.
Second Floor Board Room, 1211 John Counter Boulevard**

Please provide regrets to Tim Fisher, Secretary/Treasurer at tfisher@cityofkingston.ca and the Planning Division at planningdevelopment@cityofkingston.ca or 613-546-4291 extension 3180.

Committee Composition

Christine Cannon
Kailin Che
Stephen Foster
Blaine Fudge
Mark Gladysz
Craig Leroux
Julie Scanlon

- 1. Meeting to Order**
- 2. Approval of Agenda**
- 3. Disclosure of Pecuniary Interest**
- 4. Delegations**
- 5. Request for Deferral**
- 6. Returning Deferred Items**

8. New Business

- a. Subject: Application for Minor Variance
Address: 1093-1117 Midland Avenue
File Number: D13-014-2018**

Report COA-18-032 of the Commissioner of Community Services is attached.

Schedule Pages 1-16

The purpose and effect of the minor variance application **D13-014-2018** is to reduce the minimum setback of a drive-through service facility from a zone which permits a residential use from 50 metres to 0 metres to permit a drive-through facility at the south east corner of the subject lot abutting Midland Avenue. The subject lot abuts a 'C2' General Commercial zone to the south developed with an LCBO which permits an accessory residential dwelling unit therefore a variance is required.

- b. Subject: Application for Consent and Minor Variance
Address: 534 Aragon Road
File Number: D10-017-2017 and D13-007-2018**

Report COA-18-023 of the Commissioner of Community Services is attached.

Schedule Pages 17-38

The purpose and effect of consent application **D10-017-2017** is to sever a 1.9 hectare parcel of land with 140 metres of road frontage on Aragon Road, and retain a 1.3 hectare parcel of land with 76 metres of road frontage on Aragon Road through consent application. The purpose and effect of minor variance application **D13-007-2018** is to reduce the minimum lot area requirement from 2.0 hectares to 1.9 hectares.

- c. Subject: Application for Minor Variance
Address: 122 Wellington Street
File Number: D13-017-2018**

Report COA-18-031 of the Commissioner of Community Services is attached.

Schedule Pages 39-67

The purpose and effect of minor variance application **D13-017-2018** is to convert the existing building containing a ground floor commercial unit and a second floor residential unit into a 3 unit dwelling by converting the ground floor commercial unit into 2 residential units. Renovations will be internal only, with no exterior changes.

- d. Subject: Application for Minor Variance
Address: 283 Queen Street
File Number: D13-018-2018**

Report COA-18-30 of the Commissioner of Community Services is attached.

Schedule Pages 68-93

The purpose and effect of minor variance application **D13-018-2018** is to demolish an existing building containing an automotive repair garage and car sales lot and construct a one-storey, two-level parking structure with reduced parking stall dimensions and a reduced interior side yard setback from abutting residentially zoned properties.

e. Subject: Application for Minor Variance
Address: 1315 Channelview Road
File Number: D13-016-2018

Report COA-18-027 of the Commissioner of Community Services is attached.

Schedule Pages 94-118

The purpose and effect of minor variance application **D13-016-2018** is to construct a detached, two car garage accessory to a single detached dwelling, in a location which requires relief to reduce the minimum front yard depth requirement of Zoning By-Law Number 32-74 from 15 metres to 8 metres.

f. Subject: Application for Minor Variance
Address: 1291 Matias Court
File Number: D13-015-2018

Report COA-18-029 of the Commissioner of Community Services is attached.

Schedule Pages 119-133

The purpose and effect of minor variance application **D13-015-2018** is to reduce the minimum side and rear yard setback for an existing shed located in the rear yard. The owner proposes to construct a swimming pool and house the pool equipment in the existing shed.

g. Subject: Application for Consent and Minor Variance
Address: 25 Aragon Road
File Number: D10-014-2018 and D13-019-2018

Report COA-18-028 of the Commissioner of Community Services is attached.

Schedule Pages 134-157

The purpose and effect of consent application **D10-014-2018** is to sever a 1.7 hectare parcel of land with 62.5 metres of road frontage on Aragon Road, and retain a 2.2 hectare parcel of land with 78 metres of road frontage on Aragon Road. The purpose and effect of minor variance application **D13-019-2018** is to reduce the minimum lot frontage requirement from 100 metres to 78 metres.

9. Motions

10. Notices of Motion

11. Other Business

- a. Delegated Authority applications in progress

12. Correspondence

13. Confirmation of Minutes

That the Minutes of Committee of Adjustment Meeting Number 2018-05, held April 23, 2018 be approved.

14. Date of Next Meeting

The next meeting of the Committee of Adjustment is scheduled for Monday, June 25, 2018.

15. Adjournment