



Committee of Adjustment Agenda

**Meeting Number 2019-04
Monday, March 18, 2019 at 5:00 p.m.
Second Floor Board Room, 1211 John Counter Boulevard**

Please provide regrets to Jason Budd, Acting Secretary-Treasurer at jbudd@cityofkingston.ca and the Planning Division at planningdevelopment@cityofkingston.ca or 613-546-4291 extension 3180.

Committee Composition

Alex Adams
Paul Babin
Vincent Cinanni
Blaine Fudge
Peter Skebo
Somnath Sinha
Jordan Tekenos-Levy

- 1. Meeting to Order**
- 2. Approval of Agenda**
- 3. Disclosure of Pecuniary Interest**
- 4. Delegations**
- 5. Request for Deferral**
- 6. Returning Deferred Items**
- 7. New Business**
 - a. Subject: Application for Minor Variance**
Address: 244 Mack Street
File Number: D13-003-2019

Report COA-19-009 of the Commissioner of Community Services is attached.

Schedule Pages 1-31

The purpose and effect of the proposed minor variance is to construct a new detached-garage on the property and a driveway on Mack Street.

b. Subject: Application for Minor Variance
Address: 13 The Point Road
File Number: D13-061-2018

Report COA-19-012 of the Commissioner of Community Services is attached.

Schedule Pages 32-65

The purpose and effect of the proposed minor variance is to recognize the existing dwelling's non-complying waterfront setback and facilitate a 53.6 square metre addition to the main dwelling, to level the numerous deck levels off the back of the house, and reconstruct the garage.

c. Subject: Application for Consent & Minor Variance
Address: 1345 Washburn Road
File Number: D10-049-2018 & D13-008-2019

Report COA-19-014 of the Commissioner of Community Services is attached.

Schedule Pages 66-91

The purpose and effect of the proposed Consent is to sever land for the purpose of creating a new lot. The purpose and effect of the proposed Minor Variance required for the retained lot is to recognize the existing lot frontage on Washburn Road and the interior side yard setback for the existing house.

d. Subject: Application for Minor Variance
Address: 7 George Street
File Number: D13-012-2019

Report COA-19-015 of the Commissioner of Community Services is attached.

Schedule Pages 92-115

The purpose and effect of the proposed minor variance is to vary the minimum interior side yard width, the minimum rear yard depth and the maximum lot coverage to facilitate the construction of a one-and-a-half storey addition on the north-west corner of the existing single-detached dwelling, which will be connected to the dwelling by a one-storey link addition.

e. Subject: Application for Minor Variance

Address: 3105 4th Concession Road
File Number: D13-005-2019

Report COA-19-016 of the Commissioner of Community Services is attached.

Schedule Pages 116-141

The purpose and effect of the proposed minor variance is to vary the interior side yard setback and to vary the driveway setback from a side lot line to facilitate the construction of a new single-family detached dwelling and attached garage on the property municipally known as 3105 4th Concession Road.

f. Subject: Application for Minor Variance
Address: 16 Champlain Avenue
File Number: D13-011-2019

Report COA-19-019 of the Commissioner of Community Services is attached.

Schedule Pages 142-166

The purpose and effect of the proposed minor variance is to reduce the minimum front yard, the minimum aggregate side yard width and the minimum side yard width to facilitate the removal of an attached garage/breezeway on the east elevation of the existing dwelling and the construction of a new two-storey side addition on the east elevation.

g. Subject: Application for Minor Variance
Address: 644 Brock Street
File Number: D13-009-2019

Report COA-19-020 of the Commissioner of Community Services is attached.

Schedule Pages 167-185

The purpose and effect of the proposed minor variance is to permit the projection of a covered porch into the required front yard setback resulting in a 1.2 metre setback from the front lot line in order to remove and replace a front porch and awning with a new covered porch.

h. Subject: Application for Minor Variance
Address: 207 Helen Street
File Number: D13-007-2019

Report COA-19-017 of the Commissioner of Community Services is attached.

Schedule Pages 186-208

The purpose and effect of the proposed minor variance is to request to increase the permitted building depth by 1.612 metres in order to construct a two-storey addition to the back of the existing single-detached dwelling house.

- i. Subject: Application for Consent**
Address: 2285 Battersea Road
File Number: D10-001-2019

Report COA-19-018 of the Commissioner of Community Services is attached.

Schedule Pages 209-355

The purpose and effect of the proposed consent is to convey 0.73 hectares (1.8 acres) of the northern parcel (2311 Battersea Road) to the abutting southern parcel (2285 Battersea Road). Effectively, the interior lot line that divides the northern and southern parcels is proposed to be shifted 38.0 metres northward.

8. Notices of Motion

9. Other Business

- a. Delegated Authority applications in progress.

10. Correspondence

11. Confirmation of Minutes

That the Minutes of Committee of Adjustment Meeting Number 2019-03, held February 25, 2019 be approved.

12. Date of Next Meeting

The next meeting of the Committee of Adjustment is scheduled for April 15, 2019.

13. Adjournment