

THE THIRD MEETING OF THE COMMITTEE OF ADJUSTMENT

COMMITTEE ROOM #415
CITY HALL

FEBRUARY 14, 2019

10:00 a.m. The meeting convened.

ATTENDANCE

Members

Mr. R. Hodgkinson, Chair
Ms. I. Bowman

Officials

M. Knapp, Assistant Secretary-Treasurer
S. Craig, Senior Planning Technician
C. Peck, Chief Building Official

Absent

Mr. D. Collins

Others

Alison Hannay, agent, 5 Shaw Valley Drive
Cora Burns, Executive Director, Milestones

DISCLOSURES OF INTEREST

Nil.

MINUTES

Motion by I. Bowman – R. Hodgkinson:

THAT: The minutes of the meeting held on January 24, 2019 be confirmed.

Carried.

NEW BUSINESS

HEARING OF APPLICATIONS

A03/19 – Milestones Children’s Centre – 5 Shaw Valley Drive

Ms. Hannay, agent, 5 Shaw Valley Drive stated that the original building was constructed in 2007 with the intention to build an addition at a future point in time. She stated that the minor variance was for relief from the requirement of two additional parking spaces at the daycare.

The members asked about the use of parking spaces.

Ms. Burns stated that staff and parents use the parking lot, with parents picking up their children between 7:30 a.m. and 9:30 a.m. and then again from 3:30 p.m. to 5:30 p.m.

The members asked about the number of children at the daycare and the number of staff.

Ms. Burns stated that there are 88 children at the daycare and when the addition is complete, there will be a total of 98 children.

Ms. Burns stated that a total of thirty staff members work at the daycare but not all at once.

The Chair advised that there is a twenty day appeal period once the application is approved.

The Senior Planning Technician mentioned that an application would have to be submitted to the site plan control committee as well.

Motion by I. Bowman – R. Hodgkinson:

THAT: Application A03-19 by **Milestones Children’s Centre**, on lands that may be legally described as **Part Block 56, Plan M112** for a minor variance pursuant to Section 45(1) of the Planning Act, R.S.O. 1990, as amended, on lands municipally known as **5 Shaw Valley Drive** in the City of St. Thomas, Ontario be approved as follows:

- (1) To permit a minimum of 35 parking spaces for a daycare, with a maximum floor area of 1,238m², whereas Subsection 17.5.19(h)(ii) of the City of St. Thomas Zoning By-Law 50-88 requires a minimum of 37 parking spaces for a daycare.

CONFIRMED _____ CHAIR

The 3rd Meeting of the Committee of Adjustment - 2

This application is granted because in the opinion of the Committee such variance is minor and is an appropriate use of the land, building or structure and the general intent and purpose of the Official Plan and Zoning By-Law are maintained.

Carried.

UNFINISHED BUSINESS

NEXT MEETING

To be determined.

ADJOURNMENT

Motion by I. Bowman – R. Hodgkinson:

THAT: We do now adjourn. (10:05 a.m.)

Carried.