



Notice of Decision and Right to Appeal

This is a notice about a decision of the Committee of Adjustment on Minor Variance Application A10-2023 (CV FARMCO Ltd.)

A certified copy of the Committee of Adjustment's decision is attached to this notice.

If you disagree with this decision you may file an appeal with the Ontario Land Tribunal (OLT). An appeal must include the required Appellant Form and the required Fees made out to the Minister of Finance. The Appellant Form must also set out the objection to the decision and the reasons in support of the objection. Please note, only the applicant, public bodies with an interest in the matter, the Minister of Municipal Affairs and Housing, and 'specified persons', as defined by the Planning Act, are permitted to appeal decisions related to minor variance applications. These are recent changes that have been made to the Planning Act by the province.

The Appellant Form and fees must be delivered in person or by registered mail to the Secretary-Treasurer of the Committee of Adjustment:

Secretary-Treasurer
Committee of Adjustment
Town of The Blue Mountains
32 Mill Street, P.O. Box 310
Thornbury, ON, N0H 2P0

The last date for filing an appeal is April 4, 2023, by 4:30 pm.

More information about how to file an appeal, including the forms and fees, is available on the Ontario Land Tribunal website at <https://olt.gov.on.ca/>.

If there is an appeal to the Ontario Land Tribunal, except where all appeals are withdrawn, a hearing will be held and notice will be given to the Applicant, the Appellant, the Secretary-Treasurer of the Committee, and to anyone else as determined by the Ontario Land Tribunal.

If no appeal on this decision is received within twenty days of the decision, the decision of the Committee is final and binding. The Secretary-Treasurer will notify the Applicant and file a certified copy of the decision with the Clerk of the Town of The Blue Mountains.



**Town of The Blue Mountains
Committee of Adjustment
Decision**

In the matter of application for Minor Variance File No. **A10-2023** to consider a variance to the Town of The Blue Mountains Comprehensive Zoning By-law 2018-65, as amended,

Date of Hearing: March 15, 2023
Property Location: 415814 10th Line
Owner/ Applicant: CV FARMCO Ltd.

Purpose of Application:

The purpose of this application is to consider a request for minor variance to Section 8.2 *Agricultural, Rural, Recreational and Other Zones Zone Standards* of Zoning By-law 2018-65. The Owner is seeking a minor variance from the minimum lot area and minimum lot frontage standards of the Rural zone to satisfy a condition of provisional consent, which was granted by the Committee of Adjustment in October 2022. The file number of this consent application was B10-2022.

DECISION:

THAT the Committee of Adjustment GRANT a minor variance for a reduced minimum lot area of 1.0 hectare and a reduced minimum lot frontage of 90 metres to satisfy a condition of the provisional consent granted for consent file B10-2022.

Conditions and Reasons For Decision:

See Attached Schedule "A"

[Redacted Signature]

Robert B. Waing
Chairman

Greg Aspin

Michael Martin
Vice Chairman

Jim Oliver

Date of Decision: March 15, 2023

The last date for filing an appeal to the decision is April 4, 2023, by 4:30pm

CERTIFICATION

Planning Act, R.S.O. 1990, c.P13, Sec 45(10)

I, Kyra Dunlop, Secretary-Treasurer of the Town of The Blue Mountains Committee of Adjustment, certify that the above is a true copy of the decision of the committee with respect to the application recorded therein.

[Redacted Signature]

Signature of Secretary-Treasurer

Town of The Blue Mountains Committee of Adjustment
32 Mill Street, Thornbury, Ont., N0H 2P0

Dated: March 15, 2023



Town of The Blue Mountains
Committee of Adjustment
Decision

- Schedule A -

CONDITIONS:

REASON FOR DECISION:

The Committee has reviewed the request as it relates to the four tests for minor variance of S.45. (1) of the Planning Act.

The Committee has reviewed the Planning Staff Recommendation Report associated with this application.

The Committee received written and/or oral submissions before and/or during the hearing and have taken these submissions into consideration when making the decision.

APPLICANT'S SITE PLAN:

