

MINOR VARIANCE APPLICATION
Under Section 45 of the *Planning Act*

To be held on Wednesday, March 20, 2019 starting at 9:00 a.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File No.: D08-02-19/A-00038
Owner(s): Sharon and Martin Thomas
Location: 4093 (4093B) Viewbank Road
Ward: 21 - Rideau-Goulbourn
Legal Description: Part of North Half of Lot 4, Concession 3
Zoning: AG3
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATION:

The Owners propose to construct a coach house in the rear yard of the property containing their existing 1 ½ storey detached dwelling, as shown on the plans filed with the Committee.

RELIEF REQUIRED:

In order to proceed, the Owners require the Authority of the Committee for a Minor Variance from the Zoning By-law to permit an increase in the proposed building footprint of the coach house to 95 square metres or 74% of the building footprint of the principal dwelling, whereas the By-law permits a maximum building footprint of 40% for a coach house of the principal dwelling, or in this case 52 square metres. The coach house will be known municipally as 4093B Viewbank Road.

THE APPLICATION indicates that the Property is not the subject of any other current application under the *Planning Act*, and that the required Site plan Control Approval has been granted