



The Corporation of the Municipality of Mississippi Mills

Committee of Adjustment Meeting

MINUTES

October 28, 2024

6:00 p.m.

E-participation

Committee Present: Connie Bielby
Norm Allen
Patricia McCann-MacMillan
Deputy Mayor Minnille

Committee Absent: Stacey Blair

Staff Present: Melissa Fudge, Secretary Treasurer to Committee of Adjustment
Gillian Bentley, Planner
Drew Brennan, Senior Planner

A. CALL TO ORDER

The Chair, Patricia McCann-MacMillan, called the meeting to order at 6:04 pm.

B. DISCLOSURE OF PECUNIARY INTEREST AND GENERAL NATURE THEREOF

None.

C. APPROVAL OF AGENDA

Moved by Connie Bielby

Seconded by Deputy Mayor Minnille

THAT the agenda be approved as presented.

CARRIED

D. APPROVAL OF MINUTES

Moved by Norm Allen

Seconded by Deputy Mayor Minnille

THAT the minutes dates August 26, 2024 be approved.

CARRIED

E. REPORTS

E.1 Minor Variance Application - D13-PAR-24 – 21 Carss Street

Gillian Bentley, Planner with Mississippi Mills, presented an overview of the application. The Chair asked if there are any comments from the applicant, committee members or the public. No one spoke.

Moved by Connie Bielby

Seconded by Norm Allen

THAT the Municipality of Mississippi Mills Committee of Adjustment approve the Minor Variance application affecting the subject lands which are legally described as Concession 9, East Part of Lot 17, Parts 4 and 5 on Reference Plan 26R430, Almonte Ward, Municipality of Mississippi Mills, municipally known as 21 Carss Street, in order to permit an existing accessory building, subject to the following conditions:

1. That the following requested Minor Variances to Zoning By-law #11-83 are approved:
 - To permit an existing accessory building with a minimum interior side yard setback of 1.8 metres, whereas Table 6.1A(3)(i) of the Zoning By-law requires accessory building to have a minimum interior side yard setback of 3.0 metres in the Residential First Density (R1) zone.
 - To permit existing accessory buildings with a cumulative area of 152 m² whereas Table 6.1A(6) of the Zoning By-law requires the maximum cumulative area of all accessory buildings to be the lesser of 55 m² or 50% of the yard in which they are located.
 - To permit a third accessory building on the subject property whereas Table 6.1A(7) of the Zoning By-law permits a maximum

of two (2) accessory buildings in the Residential First Density (R1) zone.

2. That the Applicants obtain all required building permits and approvals within two years of the decision coming into full force and effect.

CARRIED

F. OTHER / NEW BUSINESS

None.

G. MEETING ANNOUNCEMENTS

- The next Committee of Adjustment meeting is scheduled for Monday, November 25, 2024 at 6:00 pm.
- The Committee of Adjustment meeting in December will be rescheduled for Monday, December 16, 2024 at 6:00 pm.
- Staff will circulate a survey to the Committee for scheduling meetings for 2025.

H. ADJOURNMENT

Moved by Deputy Mayor Minnille

Seconded by Norm Allen

THAT the meeting be adjourned at 6:13 pm.

CARRIED

Melissa Fudge, Recording
Secretary