



COMMITTEE OF ADJUSTMENT DECISION

APPLICATION A-12-2023

We, the undersigned members of the Municipality of Middlesex Centre Committee of Adjustment, do hereby certify that the following is a decision reached by us at a hearing at the Municipality of Middlesex Centre Offices, Coldstream, Ontario, on Wednesday, July 19, 2023. The said decision was reached on Minor Variance A-12-2023, filed by Salim Ferwati, on behalf of Negal Aljaaouni for relief from the Comprehensive Zoning By-law in order to establish an minimum rear yard setback for an attached deck of 4.8 metres (15.7 feet), whereas the Middlesex Centre Comprehensive Zoning By-law requires a minimum rear yard setback of 6.5 metres (21.3 feet), for a property legally described as Part of lot 6, Concession 2 Lobo, Part 2 on Reference Plan 33R20376, in the Municipality of Middlesex Centre, County of Middlesex, and is municipally known as 10083 Oxbow Drive.

DECISION: APPROVED

DATE OF DECISION: July 19, 2023

WITH CONDITIONS / WITHOUT CONDITIONS: WITH

COMMITTEE MEMBERS CONCURRING IN THE DECISION:

Aina DeViet

John Brennan

Debbie Heffernan

Hugh Aerts

Sue Cates

Frank Berze

Wayne Shipley

CONDITIONS

THAT the minimum rear yard setback shall reduction to 4.8 metres shall only apply to the deck, and the remainder of the single detached dwelling shall maintain a minimum 8.0 metre setback as shown on the site plan;

REASONS

- The request complies with the general intent and purpose of Middlesex Centre's Official Plan;
- The request complies with the general intent and purpose of Middlesex Centre's Comprehensive Zoning By-law;
- The request is minor in nature; and
- The request represents appropriate development on the subject property