

Municipality of West Elgin
22413 Hoskins Line
Rodney, Ontario
N0L 2C0
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**Application For A
Minor Variance or Permission**

Application No. D1301-22
(office use only)

PART 1: MANDATORY INFORMATION

1. Registered Owner of Lands

- a) Name Nadine Vickers & Shaun Vickers
- b) Mailing Address 177 Maple St West Lorne ON N0L 2P0
- c) Telephone [REDACTED]
- d) Fax _____
- e) E-mail [REDACTED]

2. Applicant (if different from owner)

- a) Name _____
- b) Mailing Address _____
- c) Telephone _____
- d) Fax _____
- e) E-mail _____

3. Agent (if retained)

- a) Name _____
- b) Mailing Address _____
- c) Telephone _____
- d) Fax _____
- e) E-mail _____

4. Communication

To whom should all communication be directed? (check only one)
a) Owner b) Applicant c) Agent

5. Location of Lands

- a) Lot No. _____ Concession No. _____
- b) Lot No. 35 Registered Plan 72

c) Part No. _____ Reference Plan No. _____
 d) Street No. and Name 177 Maple Street

6. **Description of Lands**

a) Frontage 20.1 m
 b) Depth 40.2 m
 c) Area 808.02 m² ha

7. **Date Lands Acquired by the Owner:** 2018

8. **Existing Use of Lands** (include length of time existing use(s) have continued)

Residential

9. **Existing Buildings and Structures** (include type, height, floor area and date of construction)

House, detached garage and shed

10. **Proposed Use of Lands**

Residential

11. **Proposed Buildings and Structures** (include type, height and floor area)

30x30 10 ft walls 6/12 roof pitch on 6in concrete pad detached garage and house. current detached garage and shed to be removed

12. **Existing Use of Adjacent Lands**

north: Commercial/residential
 south: Maple Street, then residential
 east: residential
 west: residential

13. **Method of Water Supply**

- a) public water supply
- b) private individual well
- c) private communal well
- d) lake or other water
- e) body other (specify) _____

14. **Method of Sewage Disposal**

- a) public sanitary sewage system
- b) private individual system
- c) private communal system
- d) other (specify) _____

15. **Method of Storm Drainage**

- a) storm sewers
- b) swales
- c) ditches
- d) other (specify) _____

16. **Access** (indicate name)

- a) County Road: _____
- b) Municipal Street/Road: ~~Street~~ Maple Street
- c) Private Road: _____
- d) Right-of-Way: _____
- e) If b), is the street or road maintained year-round? Yes No

17. **Official Plan**

- a) Local Official Plan land use
Land use designation:
Residential
- b) County Official Plan
Land use designation:
Tier 1

18. **Zoning By-law**

- a) Current zoning: R1 - Residential First Density
- b) Describe the nature and extent of the minor variance or permission being applied for:
to add the 30x30 garage and deck extended the allotted added square footage to the outter building allowance

- c) Describe the reason(s) why the provisions of the Zoning By-law cannot be complied with (attached additional pages if necessary):

19. **Applications under the Planning Act**

Has the subject land ever been the subject of an application for?

- | | | | | | | |
|---------------------------------|-----|--------------------------|----|--------------------------|------------|-------------------------------------|
| a) Official Plan Amendment | Yes | <input type="checkbox"/> | No | <input type="checkbox"/> | Don't Know | <input checked="" type="checkbox"/> |
| b) Zoning By-Law Amendment | Yes | <input type="checkbox"/> | No | <input type="checkbox"/> | Don't Know | <input checked="" type="checkbox"/> |
| c) Minor Variance of Permission | Yes | <input type="checkbox"/> | No | <input type="checkbox"/> | Don't Know | <input checked="" type="checkbox"/> |

If the answer to any of the above is yes, and if known, indicate in the space provided, the file number or the application, the name of the approval authority considering the application, the lands affected by the application, the purpose of the application and the status of the application. (attach additional pages if necessary)

20. **Sketch Map**

Prepare and include a sketch map (in metric units) and containing the following information must accompany every application where a specific development or change in use is being proposed.

- a) boundaries and dimensions of the abutting roads;
- b) existing buildings and structures (if any) and their dimensions;
- c) distance of existing building and structures (if any) to all property lines;
- d) proposed buildings and structures (if any) and their dimensions;
- e) distance of proposed buildings and structures (if any) to all property lines;
- f) name, location and width of any roads or highways within or abutting the subject lands and the status of the road or highway (e.g. unopened road allowance, public travelled road, private road, right-of-way);
- g) land uses and buildings on neighbouring properties and opposite any abutting roads or highways;
- h) any easements or rights-of-way on the property;
- i) significant physical features (e.g. watercourses, drains, woodlots, wetlands, rail lines);
- j) location of any existing or proposed entrance driveways;
- k) location and number of any off-street parking spaces, loading area, outside storage;
- l) use of adjacent lands; and
- m) other information considered appropriate by the applicant.

Part 2: Requested Additional Information

1. Municipal Drains

Are the subject lands presently assessed under the Drainage Act?

Yes No

If Yes, and if known, state the name of the drain:

2. Livestock Barns and Manure Storage Facilities

a) In order to determine compliance with the Minimum Distance Separation (MDS), provide the following information for every barn on the subject lands which accommodates or is capable of accommodating livestock:

<u>Description of Barn</u>	<u>Type of Livestock</u>	<u>Capacity</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

b)

In order to determine compliance with the Minimum Distance Separation (MDS), provide the following information for every manure storage facility on the subject lands:

<u>Description/Location</u>	<u>Type of System*</u>
_____	_____
_____	_____
_____	_____

* where A means - covered storage system
where B means - open solid and runoff storage system
where C means - open liquid tank and runoff storage system
where D means - earthen liquid and runoff storage system

c) How much tillable land is there on the subject lands? _____ Ha

d) Are there any livestock building or manure storage facilities within 1 km of the subject lands?

Yes No Don't Know

If Yes, indicate name of the operation and location in relation to the subject lands.

DECLARATION

I/We (please print) Nadine & Shawn Vickers
_____ am/are the ✓ Owner(s)
_____ Applicant(s) _____ Agent
of the Municipality of West Elgin, in the
County of Elgin, do solemnly declare:

THAT to the best of my/our knowledge and belief, all the information and statements given in this requested amendment and in all the plans, drawings and exhibits transmitted herewith are true; and

THAT I/We make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath, and by virtue of the Canada Evidence Act.

Declared before me at

Municipality
of West Elgin, in the
County of Elgin.
this 10th day of May

20 22

**Jana Nethercott, Clerk
Municipality of West Elgin
A COMMISSIONER ETC.**

Jana Nethercott
a Commissioner, etc.
Agent

Nadine Vickers Shawn Vickers
Owner(s), Applicant(s) or Authorized

FOR OFFICE USE ONLY

1. Date of Receipt: May 10, 2022
2. Checked By: H. James, Planner
3. Approved for Processing: H. James May 26, 2022
name date
4. Application Fee Received: \$ 1,000.00
5. Application No: D1301-2022
6. Assessment Roll No: 343403600113200
7. Tax Arrears (if any): N/A
8. Outstanding Orders (if any): N/A
9. Additional Information:
None

Measurements.

House - 8.534m x 12.4968

Front Porch 1.8288m x 2.7432m.

Back Porch 7.3152m x 4.2672m

New Garage. 9.144^{meter} x 9.144m

Distance from property lines of new garage will be 4ft - 1.2192m

To Be Removed.

Current garage 4.572m x 7.0104m

Shed. 3.048m x 3.048m

outer building to propose would be 2438 sq ft.

property is 10362 sq ft.

