

MINUTES
MUNICIPAL PLANNING COMMISSION

September 18, 2018

8:00 AM

Call to Order at 8:00 am

PRESENT: Chairman Randall Sugden
Councillor Randy Brown
Jim Kult, Member at Large

STAFF: Dean Schweder, Director of Planning & Operations
Michael Fitzsimmons, Recording Secretary

ABSENT: Glenys Kent, Member at Large
Charlene Johnson, Senior Development Officer
Councillor Michelle Narang

GUESTS: Mayor Tammy Burke
Courtlin Quinn

ITEM 1 – AGENDA

1.1 Additions or Deletions

Moved by Chariman Randall Sugden to approve the Municipal Planning Commission agenda of September 18, 2018.

Carried

ITEM 2 – MINUTES

2.1 MPC Meeting Minutes – September 4, 2018

Moved by Councillor Randy Brown, that the Municipal Planning Commission meeting minutes of September 4, 2018, be approved.

Carried

ITEM 3 – DEVELOPMENT PERMIT APPLICATIONS

3.1 ACCESSORY BUILDING – DISCRETIONARY USE, VARIANCE

Jim Quinn

(RD) Reserved for Future Development District
Lot 2, Block 1, Plan 902-2328
Development Permit 18/36

Overview:

Michael Fitzsimmons, Assistant Development Officer provided an overview of Development Permit 18/36 to the Municipal Planning Commission (MPC). He highlighted the decision made by MPC on July 17, 2018 to approve the permit with three variances;

- That a variance of 739% be approved to allow for a 5000 sq. ft. accessory building which exceeds the allowable square footage in Land Use Bylaw 11/11LU.
- That a variance of 60% be approved to allow the side yard setback to the north be reduced from 25 ft. to 9.8 ft.
- That a variance be granted on the building height of up to 18 ft. where door height is no longer an issue.

Upon further information from the builder, the applicant has advised that the height of the structure should be increased in relation to the size of the building. A request was made to change the third variance originally granted increasing the height from 18 ft. to 22.75 ft. which increases the original variance to 54%.

Mr. Fitzsimmons recommended the MPC approve the revision of the existing variance highlighting its location and that there would be no impact on neighboring parcels of land and existing and future amenities for the area. The rest of the Development Permit would remain intact.

Discussion by MPC Members

Load capacity of the accessory building was discussed by the Municipal Planning Commission and Courtlin Quinn, the applicant. Water from the shop will be maintained on the property.

Moved by Chairman Randall Sugden to approve the revision on Accessory Building for development permit #18/36 changing condition #4 with the following revised variance;

That a variance of 54% be granted to allow the building height to be increased from 14.8 ft to 22.75 ft.

Carried

Adjournment:

Moved by Councillor Brown to adjourn the September 18, 2018, Municipal Planning Commission meeting at 8:07 a.m.

Carried



RANDALL SUGDEN
CHAIRMAN



MICHAEL FITZSIMMONS
RECORDING SECRETARY

/mf