



**CORPORATION OF THE  
CITY OF CLARENCE-ROCKLAND  
COMMITTEE OF ADJUSTMENT MEETING MINUTES**

June 24, 2020  
Council Chambers  
415 rue Lemay Street, Clarence Creek, Ont.

PRESENT:                   Guy Desjardins  
                                Marie-Eve Belanger  
                                Michel Levert  
                                Michel Bergeron  
                                Samuel Cardarelli  
                                Nicolas Denis

ABSENT:                   Serge Dicaire  
                                Mario Zanth

**1.     Opening of the meeting**

**RESOLUTION**

**Moved by** Guy Desjardins

**Seconded By** Samuel Cardarelli

That Michel Levert be named President for this meeting only.

The Chair opens the meeting at 7h12pm.

**CARRIED**

**2.     Reading and Adoption of the agenda**

**RESOLUTION**

**Moved by** Guy Desjardins

**Seconded By** Samuel Cardarelli

THAT the agenda be adopted as presented.

**CARRIED**

**3. Pecuniary declarations**

none

**4. Adoption of the minutes**

**RESOLUTION**

**Moved by** Samuel Cardarelli

**Seconded By** Michel Bergeron

That the minutes of May 21st, 2020 be adopted.

**CARRIED**

**5. Consent Applications**

**5.1 B-CR-007-2018**

Mr. Cardarelli asked if all parties agreed to this new condition. Mrs. Bélanger indicated that South Nation proposed it and they were also in agreement to remove Condition 5.

Mr. Richard Renaud, agent for Mr. Rozon indicated that since he applied for the severance of two lots, they should both be approved since one of them was approved. He indicated that the City of Ottawa inserts notices on the title that indicates that the City will not be responsible if there is no well water. Mr. Levert agrees that the City should do the same and that it will help this resident. Mrs. Bélanger indicated that she spoke to SNC about this option and they were not favorable. They indicated that this option was used when a Subdivision was approved and only a certain amount of wells were drilled. It is impossible to know that every lot will have water if a well is not drilled on each new proposed lot.

Mr. Desjardins stipulated that they were in agreement with SNC in May and that the Committee should not be changing its mind. He also added by saying that the Committee should approve as recommended and that staff contact the City's lawyer to obtain their comments.

Mrs. Bélanger indicated that at the June 2nd meeting, every party was on board and agreed to the game plan.

Mr. Cardarelli indicated that if the meeting is moved another month, we might miss the low water threshold again.

## **RESOLUTION**

**Moved by** Guy Desjardins

**Seconded By** Samuel Cardarelli

THAT the Committee of Adjustment approve the changes to Condition 4 to read as follows:

*The applicant provides South Nation Conservation pump test results and associated datasets showing the recovery and parameters agreed to by all parties on June 2, 2020.*

and that the deadline to complete the conditions be extended to December 20<sup>th</sup>, 2020.

**CARRIED**

## **6. Minor Variance Applications**

### **6.1 D-13-20-05**

## **RESOLUTION**

**Moved by** Michel Bergeron

**Seconded By** Samuel Cardarelli

THAT the Committee of Adjustment accepts the application for Minor Variance submitted by Mr. Robin Cloutier for 10815279 Canada Inc, for the property identified as Part of Lot 27, Concession 1, Parts 2 and 3 on Reference Plan 50R-10925 to:

- Allow the reduction of the minimum frontage per dwelling unit from 10.0 m to 8.5 m;
- Allow the reduction of the minimum lot area per dwelling unit from 300.0 m<sup>2</sup> to 259.2 m<sup>2</sup>;
- Allow a 5.75 m maximum driveway width per dwelling unit.

**CARRIED**

## **8. Adjournment**

The meeting is adjourned at 7:53 pm.

Serge Dicaire President

W Marie-Eve Bélanger Secretary  
Treasurer