

Planning & Development Committee

November 2, 2021

ZBA36-21-DN (D. Namisniak)

MHBC Planning, on behalf of 1778206 Ontario Inc
65 Brant Road, Geographic Township of South Dumfries



PLANNING & DEVELOPMENT COMMITTEE



Application No: ZBA36-21-DN (D. Namisniak)

Report No: PA-21-255

Application Type: Zoning By-law Amendment

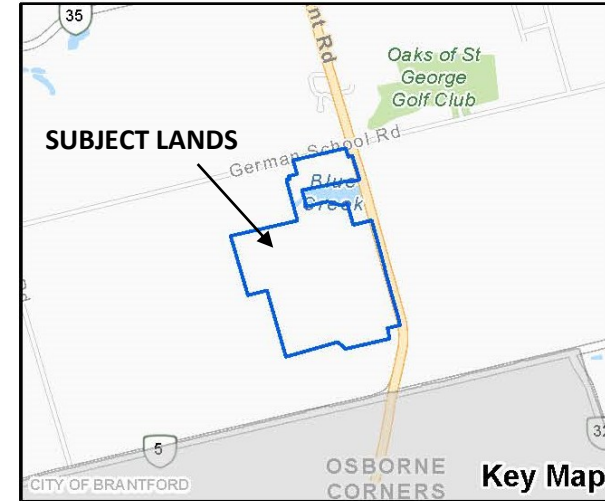
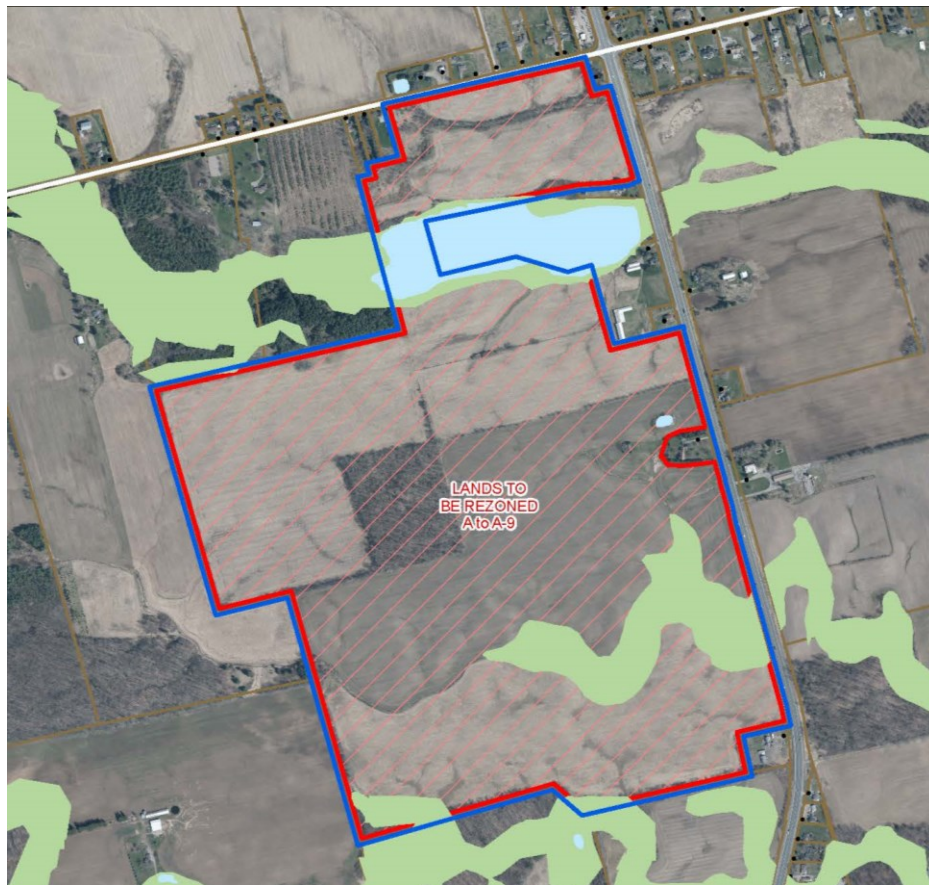
Location: 65 Brant Rd, South Dumfries

Agent: MHBC Planning c/o T. Hawkins

Applicant: 1778206 Ontario Inc

**Staff
Recommendation:** Approval.

Property Location



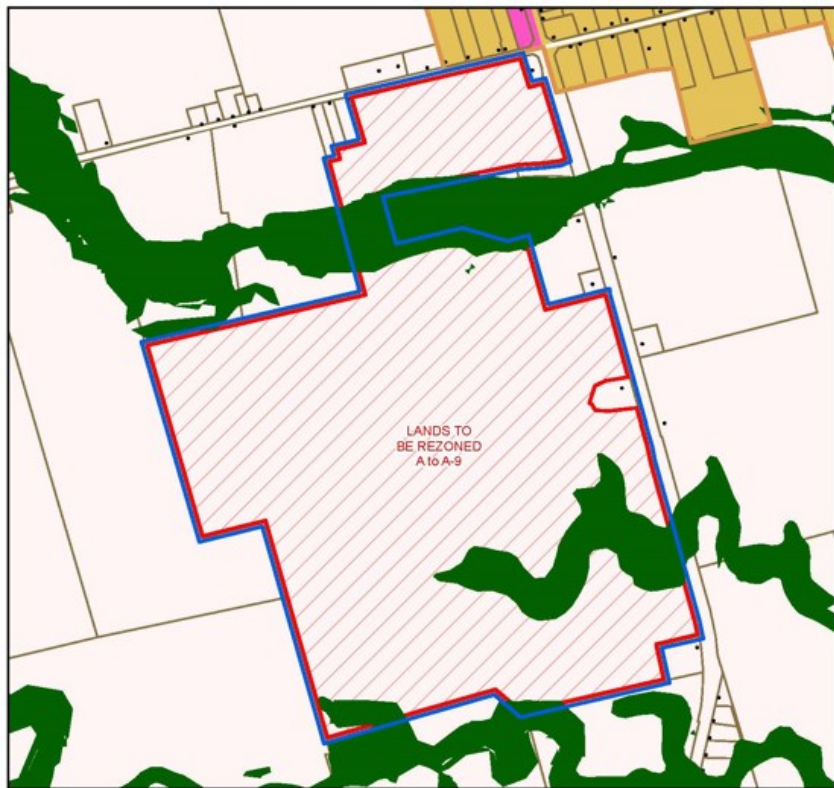
Total

Frontage: 1,119 metres (3,671 feet)

Depth: 1,173 metres (3,851 feet) (irregular)

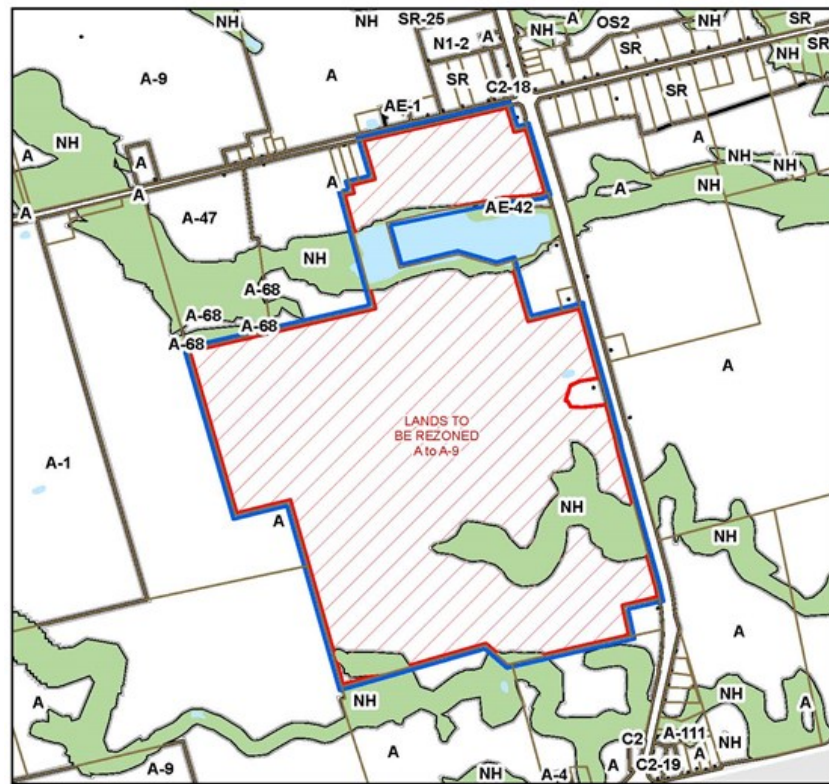
Area: 136 hectares (337 acres)

Official Plan (2012)



Current Land use Designation:
Suburban Residential

Zoning By-Law (2016)



Current Zoning:
Agricultural (A)

Proposed Site Plan



Proposal

Zoning By-Law Amendment Application:

Proposing to change the zoning on a portion of the subject lands from Agricultural (A) to Agricultural-Special Exception 9 (A-9) to prohibit a residential dwelling unit as a permitted use as required as a condition of consent application B38-21-SL

- The surplus dwelling lot is limited in size in order to accommodate the use, sewage and water services; and
- This application will ensure no new 'building lots' are being created as a result of the surplus dwelling severance.
- Agricultural uses are permitted on the 136 hectares (337 acres) being rezoned to A-9.



Questions?

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