



ITEM: Consent to Sever and Minor Variance Recommendation Report
DATE: April 16th, 2025
TO: Committee of Adjustment
FROM: Planning & Development Department
FILE NO: B-2025-03 & A-2025-02
LOCATION: 688 Quae Quae Road

1. Background

This consent to sever and associated minor variance application was deferred following the March 19, 2025 Committee of Adjustment meeting.

The deferral was required to address discrepancies in the proposed lot area for the severed lands. It is important that this figure is accurate for the lot creation to proceed. The original request was for a reduction in lot area to 1.8 acres. The applicant contact the municipality to request an amendment to their variance application in order to request a reduction in lot area to 1.5 acres.

Municipal staff have amended the application and circulated notices in accordance with the amended request.

The reduction in the lot area request does not fundamentally change the planning analysis and the recommendation from staff at the March 19th meeting remains generally the same. The previous staff report is attached for your reference.

Respectfully Submitted,

Greg Kirton, RPP, MCIP

Director of Community Services
Municipality of East Ferris