

Summer Village of Jarvis Bay
February 7, 2023
Municipal Planning Commission Minutes
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Minutes of a Municipal Planning Commission Meeting of the Summer Village of Jarvis Bay, Province of Alberta, held February 7, 2023, at the Summer Villages on Sylvan Lake Administration Office in Sylvan Lake, Alberta.

PRESENT

Chair:	Julie Maplethorpe
Deputy Mayor:	Annabelle Wiseman via zoom
Member-at-Large:	Lenore Berkeley via zoom
CAO:	Tanner Evans
Development Officer:	Kara Hubbard
Recording Secretary:	Teri Musseau
Applicant(s):	Dalyce Seefried Shannon McMechan, Larkin Homes

CALL TO ORDER Chair Maplethorpe called the meeting to order at 8:58 a.m.

AGENDA

MPC-23-004 Moved by Deputy Mayor Wiseman to approve the agenda as presented.
CARRIED

DEVELOPMENT APPLICATION(S)

44 Jarvis Bay Drive

An application was submitted by the registered owner requesting 2 setback variances for an existing shed for the property located at 44 Jarvis Bay Drive (SW-3-39-15) in the Summer Village of Jarvis Bay.

Kara Hubbard, applicants, and gallery left the meeting at 9:14 a.m.

DEVELOPMENT DECISION(S)

MPC-23-005 **44 Jarvis Bay Drive**

Moved by Lenore Berkeley that the Municipal Planning Commission deny the application for 2 setback variances for an existing shed at 44 Jarvis Bay Drive for the following reasons:

- the shed was constructed without a development permit
- the location of the shed does not comply with the Land Use Bylaw
- the shed is currently located in the front yard of the parcel
- the shed is considered a non-conforming structure.
- the Land Use Bylaw Section 2.4 (3) states that “a variance shall be considered only where warranted by the merits of the proposed development and in response to irregular lot lines, parcel shapes, or site characteristics which create difficulties in siting structures within the required setback or in meeting the usual requirements.” The shed could be relocated to a different location on the property to be compliant with the setbacks as listed in the Land Use Bylaw
- the shed does not comply with the setback regulations listed in Part 4 of the Land Use Bylaw

CARRIED

Initials



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ADJOURNMENT:

MPC-23-006

Moved by Chair Maplethorpe that being the agenda matters have been concluded, the meeting of the Municipal Planning Commission be adjourned at 9:26 a.m.

CARRIED

JULIE MAPLETHORPE, CHAIR

TANNER EVANS, CAO

Initials