



TOWN OF STRATFORD RESOLUTION

PH006-2015- Manny and Margaret Bueno - Home Occupation Private Gym - 5 Georgetown Road

Motion Carried _____ ✓
Motion Lost _____
Motion Withdrawn _____

Council Chambers
Town Council

May 13, 2015

Committee
Moved by Councilor
Seconded by Councilor

Planning & Heritage
Diane Griffin
Steve Ogden

WHEREAS a written request has been received from Manny and Margaret Bueno to establish and run a Private Gym, under a Home Occupation category, out of a barn on their residential property identified as parcel number 289231, located at 5 Georgetown Road; and

WHEREAS the applicant is proposing to have classes after work at 5:30pm and 7:00pm on weekdays, and one or two classes on Saturday mornings. The classes will range in size anywhere from 4 to 15 people per class; and

WHEREAS this property currently contains an existing Hair Salon as a Home Occupation which is using a portion of the house for the business; and

WHEREAS in accordance with Section 5.9 of the Development Bylaw:

- (1) *Any Dwelling may be used for a Home Occupation if the Property Owner of the Dwelling and Town have first entered into a Development Agreement pursuant to which the Property Owner agrees with the Town as follows:*
 - (i) *the Dwelling is occupied as a residence by the principal operator and the external appearance of the Dwelling is not changed by the Home Occupation;*
 - (ii) *no more than two non-resident assistants are employed in the Home Occupation;*
 - (iii) *not more than 25 % of the total Floor Area of the Dwelling is devoted to the Home Occupation;*
 - (iv) *not more than 50% of the total Floor Area of any Accessory Building(s) is devoted to the Home Occupation;*
 - (v) *adequate off-street parking, separate from that required for the Dwelling, in accordance with this Bylaw, is provided;*
 - (vi) *Premise Signs shall be restricted to a maximum of 0.3 sq. m. (465 sq. in.) and are non-illuminated;*
 - (vii) *there is no Open Storage or Display area;*

- (viii) *no mechanical equipment is used except what is reasonably consistent with the Use of the Dwelling;*
 - (ix) *the level of intensity of the Use shall not be increased to a level which would damage the integrity of the existing neighbourhood; and*
 - (x) *a Development Agreement shall be registered on the title of the Property at the expense of the Developer.*
- (2) *The following types of Uses shall be permitted in a Home Occupation:*
- (i) *Business and professional Uses which in the opinion of Council would not create a nuisance due to issues such as traffic generation, noise or hours of operation;*
 - (ii) *Artisan and crafts, weaving, painting, sculpture, and repair of garden or household ornaments, personal effects or toys;*
 - (iii) *hairdressing salon including a barbershop;*
 - (iv) *photographic studio; and*
 - (v) *day care centre of five (5) children or less.*

BE IT RESOLVED that approval be granted to a written request received from Manny and Margaret Bueno to establish and run a Private Gym, under a Home Occupation category, out of a barn on their residential property identified as parcel number 289231, located at 5 Georgetown Road, subject to the following condition:

- A. That the class sizes be limited to a maximum of five (5) people per class.
- B. All other relative provisions of the Town's bylaws are met.

This resolution bear the recommendation of the Planning, Development & Heritage Committee as discussed at a meeting held on May 4, 2015.