



**PUBLIC MINUTES
DEVELOPMENT APPEALS BOARD**

Tuesday, April 28, 2015, 4:00 p.m.
Committee Room "E", City Hall

PRESENT: Ms. C. Ruys, Chair
Ms. L. DeLong
Ms. L. Lamon
Mr. A. Sarkar
Committee Assistant P. Walter, Secretary

1. **APPEAL NO. 11-2015
Order to Remedy Contravention
Materials Piled Higher than Perimeter Fence
Requiring Reduction of Piled Material
1920 Quebec Avenue – IH Zoning District
Mark Riffel, B. N. Steel and Metals (2002) Inc.**

The Board Chair briefly outlined the procedures that would be followed during the course of the hearing and introduced the members of the Board, the Secretary and the City's representative.

Appeared for the Appellant:

Mark Riffel, B. N. Steel & Metal

Appeared for the Respondent:

Jo-Anne Richter, City of Saskatoon, Community Services Department,
Planning and Development Division

Leonard Cherepacha, City of Saskatoon, Community Services Department,
Planning and Development Division

Others in Attendance:

James and Darryl Yausie, ABC Canada Technology Group Ltd.

Grounds and Issues:

THE APPELLANT, Mark Riffel of B. N. Steel & Metal (2002) Inc. has filed an appeal under Section 219(1)(c) of *The Planning and Development Act, 2007*, in connection with the Order to Remedy Contravention dated January 28, 2015.

The Order to Remedy Contravention was issued for this property on January 28, 2015 pursuant to Section 242(4) of *The Planning and Development Act, 2007*, and the Order states as follows:

“Contravention”

The materials in the yard are piled higher than the perimeter fence.

You are hereby ordered to:

1. On or before March 5, 2015, reduce the material in the yard located at 1920 Quebec Avenue so that no material is piled higher than the perimeter fence.

Section:

4.2(1); 4.3.1(1); 5.22(1); 11.5 and 2.0 “junk and salvage yards” of Zoning Bylaw No. 8770.”

The Appellant is appealing the above-referenced Order to Remedy Contravention.

Exhibits:

- Exhibit A.1 Application to Appeal received February 24, 2015.
- Exhibit R.1 Letter dated January 28, 2015 from the Community Services Department, Planning and Development Division, to B. N. Steel & Metal (2002) Inc.
- Exhibit R.2 Location Plan and Site Plan from Planning and Development Division, Community Services Department, received March 18, 2015.
- Exhibit B.1 Notice of Hearing dated March 9, 2015.
- Exhibit B.2 Opposition email from Ken Achs, received March 23, 2015.
- Exhibit B.3 Opposition letter from Darryl Yausie, ABC Canada Technology Group, received March 24, 2015.

Supplementary Notions:

The City's representatives, Jo-Anne Richter and Leonard Cherepacha, affirmed that any evidence given in this hearing would be the truth. The Appellant, Mark Riffel, and the neighbouring property owners, James and Darryl Yausie, also affirmed that any evidence given in this hearing would be the truth.

The Appellants, the Respondent, and the neighbouring property owners provided evidence and arguments.

Moved by: A. Sarkar

That the hearing be postponed and reconvened on May 19, 2015 until further information can be provided to the Board from the Appellant and the Respondent regarding the date B.N. Steel and Metals (2002) Inc. was legally established as a business at 1920 Quebec Avenue.

CARRIED

2. ADJOURNMENT

Moved by: A. Sarkar

That the meeting be adjourned 5:30 p.m.

CARRIED

Ms. Christine Ruys, Chair