JANUARY 7, 2020
9:00 A.M.
COUNCIL CHAMBERS
4TH FLOOR, CITY HALL

MEMBERS:
Ron Chatha, Chair
Desiree Doerfler, Vice Chair
Ana Cristina Marques
David Colp
Rod Power

STAFF:
Stephen Dykstra, Development Planner
Carmen Caruso, Central Area Planner
Shelby Swinfield, Development Planner
Todd Payne, Plans Examiner, Zoning
Krista Walkey, Manager, Development Services
Elizabeth Corazzola, Manager, Zoning and Sign By-Law Services
Jeanie Myers, Secretary-Treasurer

ADOPTION OF MINUTES:
Minutes of meeting held December 3, 2019

DECLARATIONS OF INTEREST UNDER THE MUNICIPAL CONFLICT OF INTEREST ACT:

WITHDRAWALS/DEFERRALS:

NEW MINOR VARIANCE APPLICATIONS

(1)

A19-211  2603562 ONTARIO INC.  PT. OF LOT 3, CONC. 2 EHS,
           PART 2, PLAN 43R-1967
           24 SELBY ROAD
           WARD 3

The applicant is requesting the following variance(s):
Committee of Adjustment Agenda

1. To permit a Motor Vehicle Sales Establishment (including outdoor display of vehicles for sale) in conjunction with and accessory to Motor Vehicle Repair whereas the by-law does not permit the proposed use;

2. To permit a drive aisle width of 4.0m (13.12 ft.) whereas the by-law requires a minimum drive aisle width of 6.0m (19.68 ft.) for two-way traffic;

3. To permit 14 parking spaces on site whereas the by-law requires a minimum of 23 parking spaces.

(2)

A19-212       HIGH-ROSE HOMES INC.  
BLOCK 157, PLAN 43M-1940  
175 VETERANS DRIVE  
WARD 6

The applicant is proposing a 100 unit stacked townhouse residential development and is requesting the following variance(s):

1. To permit a total of 125 parking spaces on site (108 resident parking and 17 visitor parking) whereas the by-law requires a minimum of 155 parking spaces (130 resident parking and 25 visitor parking).

(3)

A19-213       DIXIE HOLDING LTD.  
PT. OF LOT 5, CONC. 1, WHS  
10 HENDERSON AVENUE  
WARD 3

The applicant is requesting the following variance(s):

1. To permit a personal service shop (124.5 square metres) whereas the by-law does not permit the proposed use.

   Note: Approval was granted under application A19-152 restricting a personal service shop to 63 square metres.

(4)

A19-214       2466482 ONTARIO INC.  
PT. OF LOT 1, CONC. 2 EHS  
26 BRAMSTEELLE ROAD  
WARD 3

The applicant is requesting the following variance(s)
1. To permit a motor vehicle sales establishment having a gross floor area of 365 square metres (3,928.83 square feet) whereas they by-law does not permit the proposed use;

2. To permit the existing convenience restaurant having a commercial gross floor area of 250 square metres (2,690.97 square feet) whereas the by-law permits a maximum commercial gross floor area of 102 square metres (1,097.92 square feet);

3. To permit a total of 33 parking spaces whereas the by-law requires a total of 50 parking spaces.

**DEFERRED MINOR VARIANCE APPLICATIONS**

(5)

**A19-209**

ARUN CHATUVERDI AND JAPJOT KAUR WALIA

LOT 213, PLAN M-1751 55 ABBOTSBURY DRIVE

WARD 5

The applicants are requesting the following variances:

1. To permit a below grade entrance in a required interior side yard whereas the by-law does not permit a below grade entrance within a required interior side yard;

2. To permit a below grade entrance having a setback of 0.15m (0.49 ft.) to an interior side lot line whereas the by-law requires a minimum interior side yard setback of 1.2m (3.94 ft.).