



**COMMITTEE OF
ADJUSTMENT
AGENDA**

**PLEASE TURN OFF
ALL CELL PHONES
DURING THE
COMMITTEE HEARING**

Location: COUNCIL CHAMBERS
Hearing: OCTOBER 27, 2016 AT 1:30 P.M.

- 1. CALL TO ORDER**
- 2. DISCLOSURES OF DIRECT OR INDIRECT PECUNIARY INTEREST**
- 3. REQUESTS FOR WITHDRAWAL/DEFERRAL**

NEW APPLICATIONS- (CONSENT)

| File | Name of Applicant | Location of Land | Ward |
|-------------|--------------------------|-------------------------|-------------|
| B-074/16 | MAKKAH HOLDINGS INC | 0 MOULIN ROUGE CRES | 6 |

NEW APPLICATIONS - (MINOR VARIANCE)

| File | Name of Applicant | Location of Land | Ward |
|-------------|--|-------------------------|-------------|
| A-428/16 | MICHAEL HORNICK | 40 PARK ST W | 1 |
| A-429/16 | LEO & MARIA PIERRO | 1050 OLD DERRY RD | 11 |
| A-430/16 | RUPINDER VIRK | 96 SURBRAY GROV | 7 |
| A-431/16 | ASAMBARAM GHANI & JULAIKA NATHER | 3533 JOAN DR | 7 |
| A-432/16 | JUAN & MERCEDES CRUZ | 1604 KENMUIR AVE | 1 |
| A-433/16 | EDWARD SOWA | 142 MINEOLA RD E | 1 |
| A-434/16 | JUOZAS SIRVINSKAS | 93 FOXHUNT CRT | 1 |
| A-435/16 | MORGUARD CORPORATION/ACKTION CAPITAL CORPORATION | 2251 NORTH SHERIDAN WAY | 2 |
| A-436/16 | HABITAT FOR HUMANITY HALTON-MISSISSAUGA | 3136 VICTORY CRES | 5 |
| A-437/16 | RAHUL KUMAR DUA | 1019 STRATHY AVE | 1 |

DEFERRED APPLICATIONS - (VARIANCE)

| File | Name of Applicant | Location of Land | Ward |
|-------------|--------------------------|-------------------------|-------------|
| A-380/16 | SYEDN IKHLAQ JAFRI | 648 KOZEL CRT | 4 |
| A-397/16 | J. W. INVESTMENT | 896 BURNHAMTHORPE RD W | 6 |
| A-398/16 | 1666426 ONTARIO INC | 914 BURNHAMTHORPE RD W | 6 |

Note: If you wish to receive a copy of the Committee's decision, please complete the form entitled "Request for Written Notice of Decision". This form is located on the table adjacent to the entrance doors to your right. (Please do not remove that form from the table. Thank you.)



COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

File: "B" 74/16
Ward 6

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

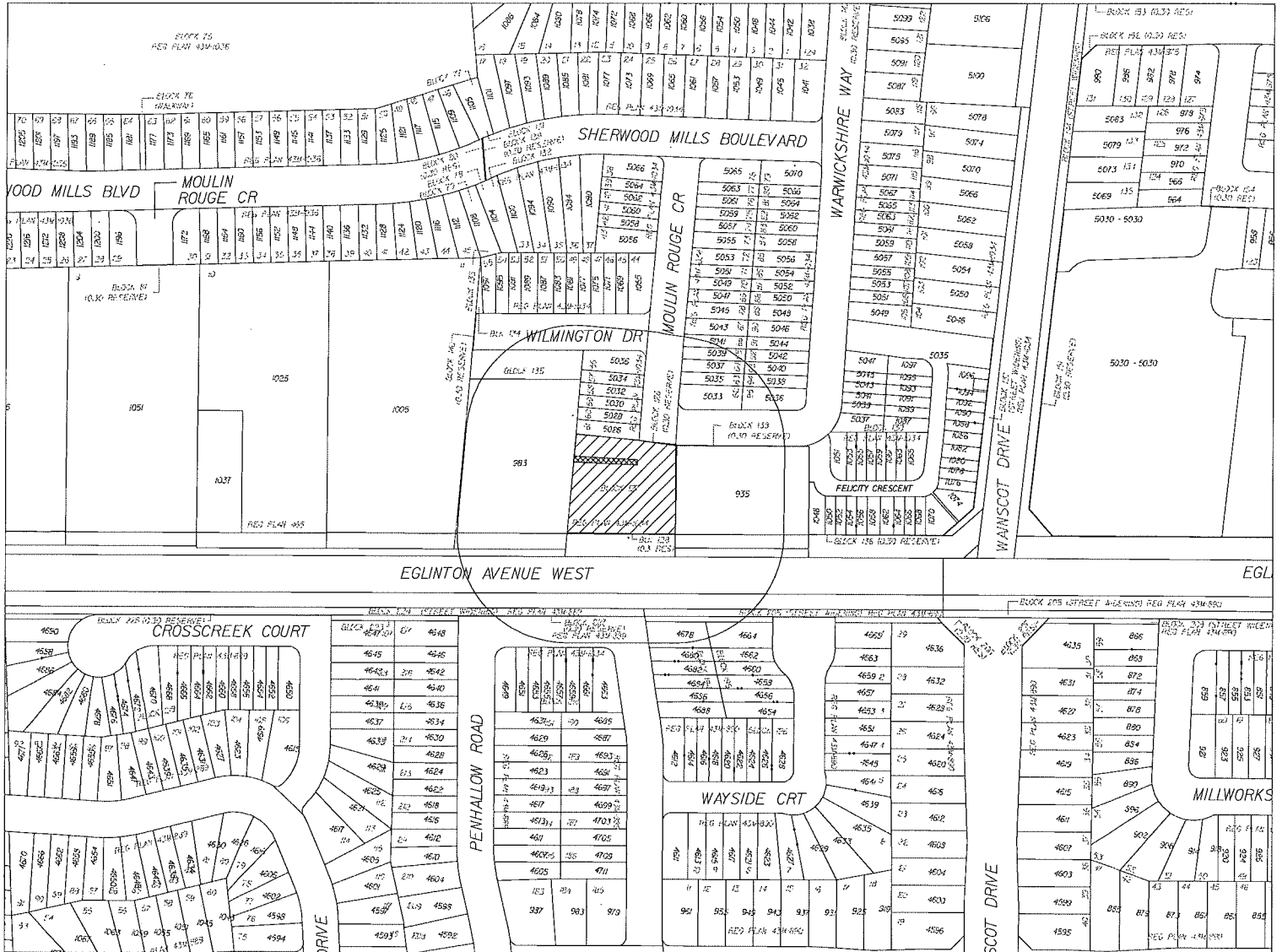
MAKKAH HOLDINGS INC. is the owner of 0 MOULIN ROUGE CRES being Block 127, Registered Plan M-1034, zoned RM5-3, Residential. The applicant requests the consent of the Committee to the conveyance of an easement for storm sewer purposes in favour of the owner of the lands to the west, municipally known as 1005 Eglinton Avenue West.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at committee.adjustment@mississauga.ca. Please include your name, your address and application number or address of the property you are providing comments on.

The Agenda is available at www.mississauga.ca/portal/residents/cofa. General information about the Committee of Adjustment is available in our Citizens Guide to the Minor Variance Process at [Citizens Guide to the Minor Variance Process](#). Information is also available between 8:30 a.m. and 4:30 p.m., Monday to Friday at the Mississauga Civic Centre, Committee of Adjustment Office, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario L5B 3C1; for telephone inquiries call 3-1-1 or (905) 615-4311 (if outside Mississauga) or fax inquiries 905-615-3950.

If you wish to be notified of the decision of the Committee you must submit a written request to the Secretary Treasurer of the Committee of Adjustment to receive notification of the Committee's decision. This will also entitle you to be advised of any future Ontario Municipal Board proceedings.

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Committee of Adjustment

Subject Property : 0 MOULIN ROUGE CRES.

File Number : B07416

Z Area : 38E

Agent : MACAULAY SHIOMI HOWSON LTD.





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 428/16
Ward 1

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

MICHAEL HORNICK is the owner of **40 PARK STREET WEST** being Part Gore, Plan 300-W, zoned RA1-36, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of an addition, re-construction and renovation of the second floor of the existing dwelling, and to allow the existing shed to remain proposing:

1. a side yard of 0.73m (2.39ft.) to the dwelling; whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.20m (3.93ft.) to the dwelling in this instance;
2. an exterior side yard of 1.30m (4.26ft.); whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 4.50m (14.76ft.) in this instance;
3. an eave encroachment of 3.76m (12.30ft.) into the exterior side yard; whereas By-law 0225-2007, as amended, permits a maximum eave encroachment of 0.45m (1.47 ft.) in this instance;
4. a side yard of 0.52m (1.70ft.) to an accessory structure; whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.20m (3.93ft.) to an accessory in this instance; and,
5. a front yard of 4.06m (13.32ft.) for an accessory structure; whereas By-law 0225-2007, as amended, requires a minimum front yard of 6.00m (19.68ft.) in this instance.

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The Agenda is available at www.mississauga.ca/portal/residents/cofa . General information about the Committee of Adjustment is available in our Citizens Guide to the Minor Variance Process at [Citizens Guide to the Minor Variance Process](#) . Information is also available between 8:30 a.m. and 4:30 p.m., Monday to Friday at the Mississauga Civic Centre, Committee of Adjustment Office, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario L5B 3C1; for telephone inquiries call 3-1-1 or (905) 615-4311 (if outside Mississauga) or fax inquiries 905-615-3950.

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COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 429/16
Ward 11

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

LEO & MARIA PIERRO are the owners of **1050 OLD DERRY ROAD** being Part of Lot 10, Concession 3, West of Hurontario Street, zoned R1-32, Residential. The applicants request the Committee to authorize a minor variance to permit the construction of a one storey side addition, rear porch addition, and a new detached garage proposing:

1. a front yard of 6.43m (21.09ft.) to the stairs and 7.68m (25.19ft.) to the dwelling; whereas By-law 0225-2007, as amended, permits a porch or deck, inclusive of stairs to project 1.60m (5.24ft.) in the required 9.00m (29.52ft.) front yard in this instance;
2. a proposed gravel surface driveway treatment having a driveway width of 6.48m (21.25ft.); whereas By-law 0225-2007, as amended, requires the driveway to be comprised of a stable surface such as asphalt, concrete, pervious materials or other hard surfaced materials and permits a maximum driveway width of 3.00m (9.84ft.) in this instance.

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Committee of Adjustment

Subject Property : 1050 OLD DERRY RD.

File Number : A42916

Z Area : 45E

Agent : STRICKLAND MATELJAN DESIGN ASSOCIATES





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 430/16
Ward 7

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

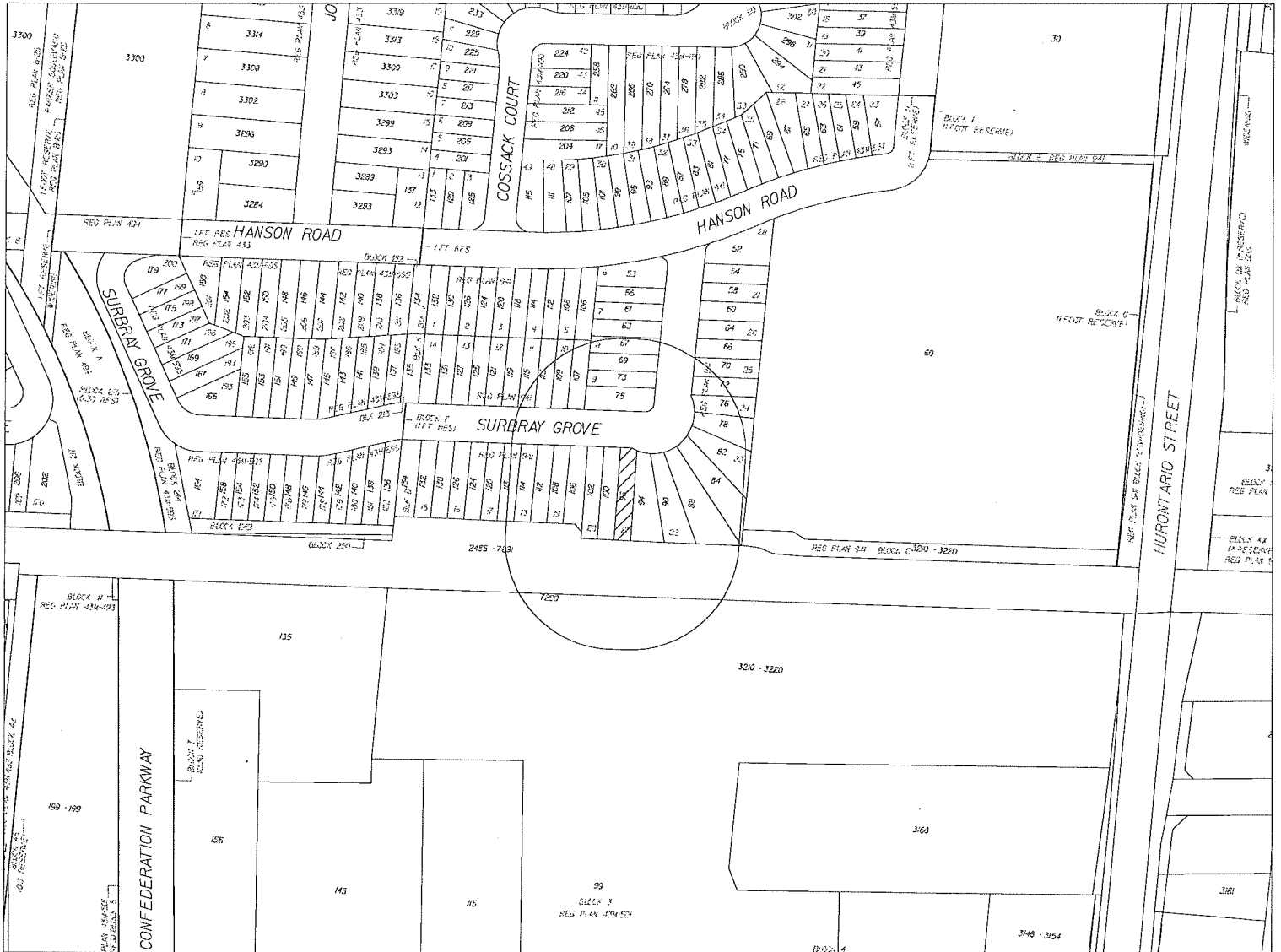
RUPINDER VIRK is the owner of 96 SURBRAY GROVE being Part of Lot 21, Registered Plan 941, zoned RM1, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a one storey addition in the rear yard proposing a setback of 21.20m (69.55ft.) to a railway right-of-way; whereas By-law 0225-2007, as amended, requires a minimum setback of all dwellings to a railway right-of-way of 30.00m (98.42ft.) in this instance.

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Committee of Adjustment

Subject Property : 96 SURBRAY GROVE

File Number : A43016

Z Area : 22

Agent : _____





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 431/16
Ward 7

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

ASAMBARAM GHANI & JULAIKA NATHER are the owners of **3533 JOAN DRIVE** being **Lot 42, Registered Plan 386**, zoned **R3, Residential**. The applicants request the Committee to authorize a minor variance to permit the construction of a new detached two storey dwelling proposing:

1. an existing lot frontage of 18.29m (60.00ft.); whereas By-law 0225-2007, as amended, requires a minimum lot frontage of 19.50m (63.97ft.) in this instance; and,
2. an exterior side yard of 3.00m (9.84ft.); whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00m (19.68ft.) in this instance.

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Committee of Adjustment

Subject Property : 3533 JOAN DR.

File Number : A43116

Z Area : 22

Agent : Y. SOMALINGAM





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 432/16
Ward 1

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

JUAN & MERCEDES CRUZ are the owners of **1604 KENMUIR AVENUE** being Part of Lot 304, Plan F-20, zoned R3-1, Residential. The applicants request the Committee to authorize a minor variance to permit the construction of a new two storey detached dwelling proposing:

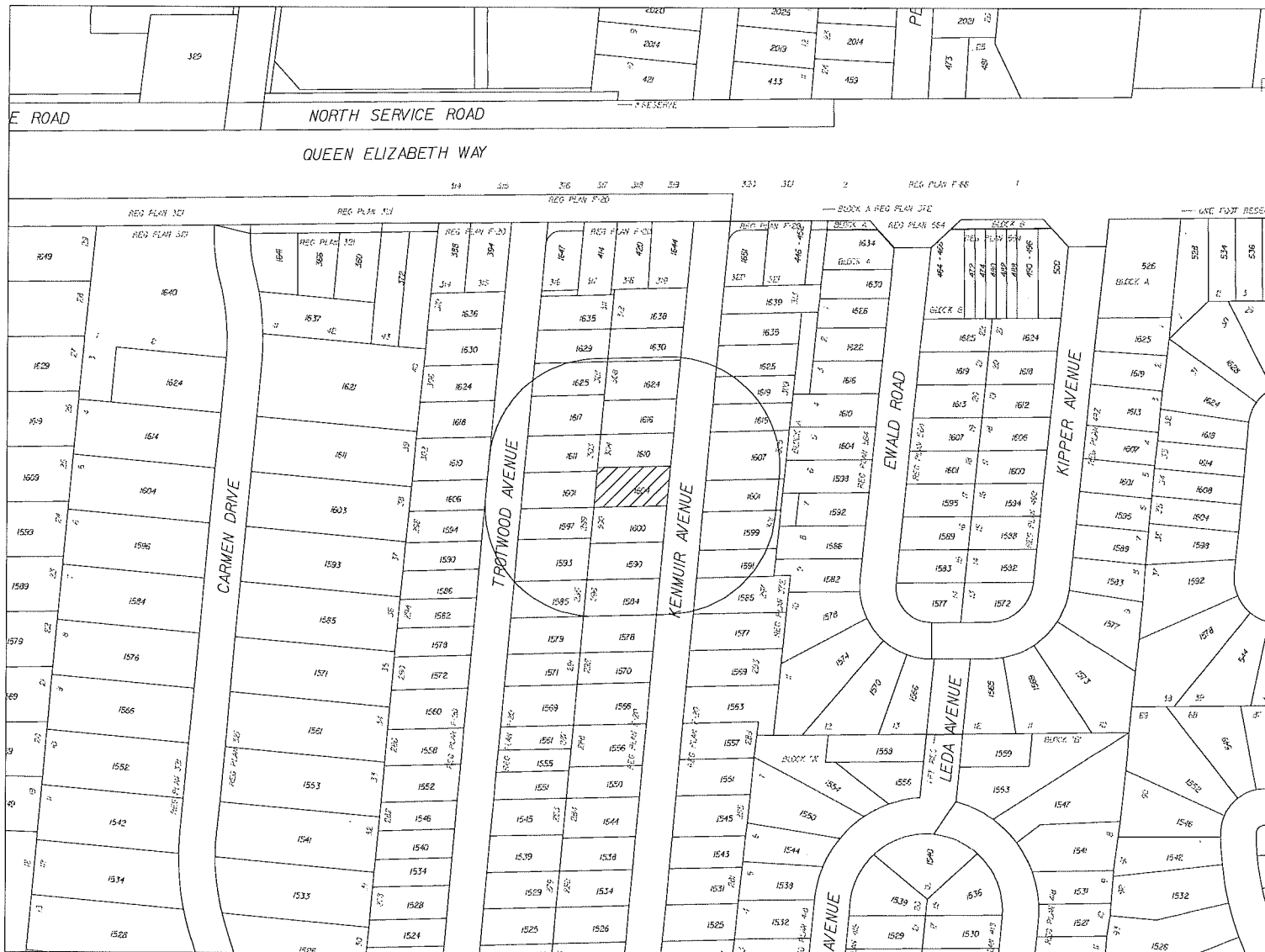
1. a lot coverage of 35.95% of the lot area; whereas By-law 0225-2007, as amended, permits a maximum lot coverage of 35.00% of the lot area in this instance;
2. a Gross Floor Area - Infill Residential of 411.00m² (4,424.11sq.ft.); whereas By-law 0225-2007, as amended, permits a maximum Gross Floor Area - Infill Residential of 365.62m² (3,935.62sq.ft.) in this instance; and,
3. a height of 6.70m (21.98ft.) to the underside of the eaves; whereas By-law 0225-2007, as amended, permits a maximum height of 6.40m (20.99ft.) to the underside of the eaves in this instance.

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Committee of Adjustment

Subject Property : 1604 KENMUIR AVE.

File Number : A43216

Z Area : 7

Agent : PEDRO PIMENTEL ARCHITECT INC.





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 433/16
Ward 1

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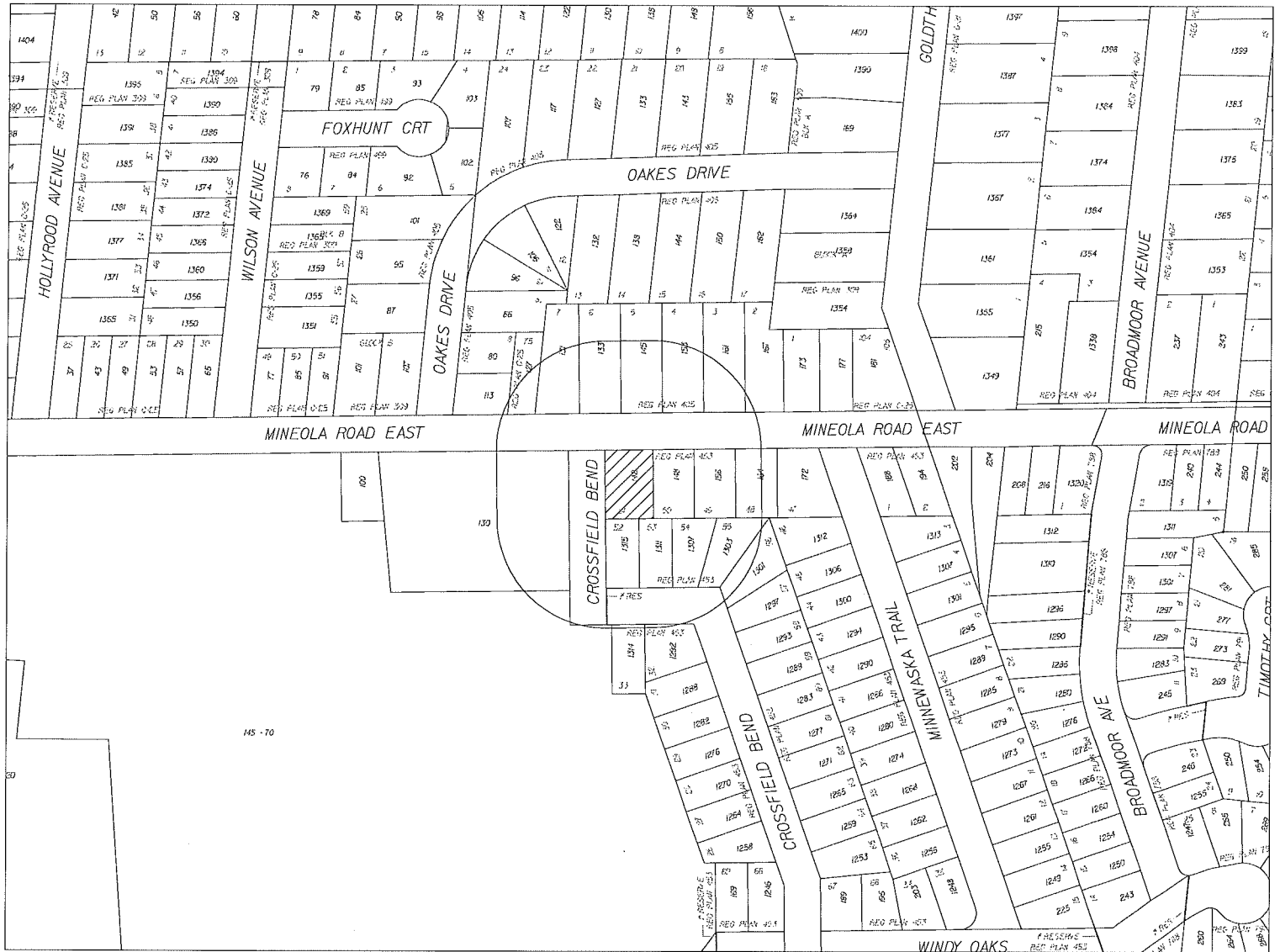
EDWARD SOWA is the owner of 142 MINEOLA ROAD EAST being Part of Lot 1, Range 1, Credit Indian Reserve and Lot 51, Plan 453, zoned R3-1, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of an addition to the rear of the existing dwelling and the re-construction of an existing wall proposing an exterior side yard of 1.91m (6.26ft.); whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00m (19.68ft.) in this instance.

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Committee of Adjustment

Subject Property : 142 MINEOLA RD. E.

File Number : A43316

Z Area : 7

Agent : D. KOWAZO-SITKO





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 434/16
Ward 1

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

JUOZAS SIRVINSKAS is the owner of 93 FOXHUNT COURT being Lot 3, Plan 499, zoned R3-2, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a two storey addition and renovation to the existing dwelling proposing:

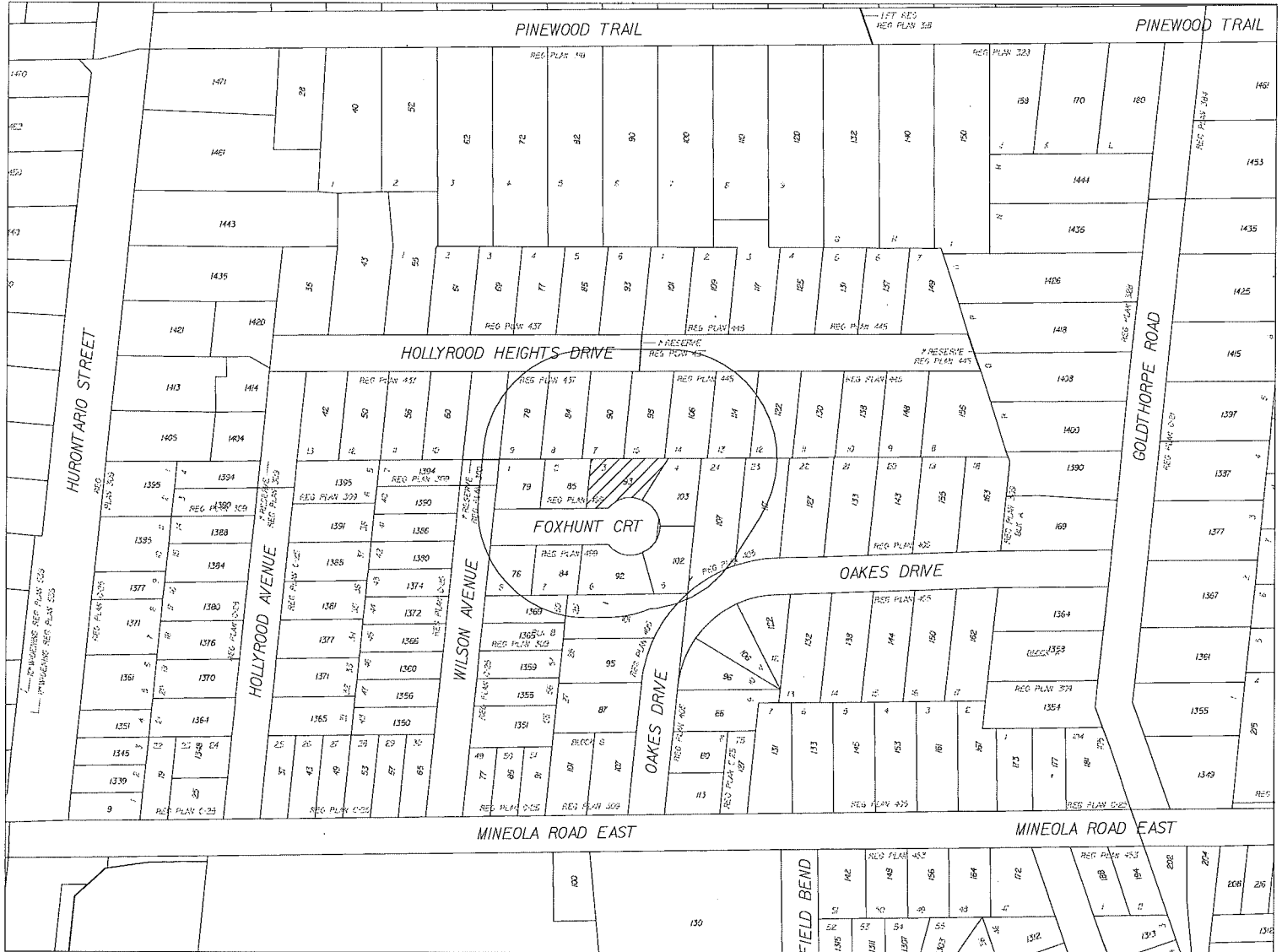
1. a front yard of 6.25m (20.50ft.) to the dwelling and 4.35m (14.27ft.) to the steps; whereas By-law 0225-2007, as amended, requires a minimum front yard of 7.50m (24.60ft.) and permits a porch, inclusive of stairs to encroach 1.60m (5.24ft.) into the front yard in this instance;
2. a height of 9.59m (31.46ft.); whereas By-law 0225-2007, as amended, permits a maximum height of 9.50m (31.16ft.) in this instance;
3. a height of 6.77m (22.21ft.) to the underside of the eaves; whereas By-law 0225-2007, as amended, permits a maximum height of 6.40m (20.99ft.) to the underside of the eaves in this instance; and,
4. a rear yard of 7.08m (23.22ft.); whereas By-law 0225-2007, as amended, requires a minimum rear yard of 7.50m (24.60ft.) in this instance.

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Committee of Adjustment

Subject Property : 93 FOXHUNT COURT

File Number : A43416

Z Area : 7

Agent : R. SIRVINKAS





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 435/16
Ward 2

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

MORGUARD CORPORATION/ACKTION CAPITAL CORPORATION is the owner of **2251 NORTH SHERIDAN WAY** being Part of Lot 32, Concession 1, South of Dundas Street, zoned E2-7, Employment (E2-5 under amending By-law 97-2016). The applicant requests the Committee to authorize a minor variance to permit a temporary parking lot, on lands zoned E2-5, for the purposes of accommodating inventory for an auto dealership, proposing a surface treatment of 15cm (5.90inches) compacted crusher run limestone; whereas By-law 0225-2007, as amended, does not permit a parking lot use and requires a 15cm (5.90inches) stable surface of asphalt, concrete, pervious materials or other hard-surfaced materials in this instance.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at committee.adjustment@mississauga.ca. Please include your name, your address and application number or address of the property you are providing comments on.

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COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 436/16
Ward 5

The Committee has set **Thursday October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

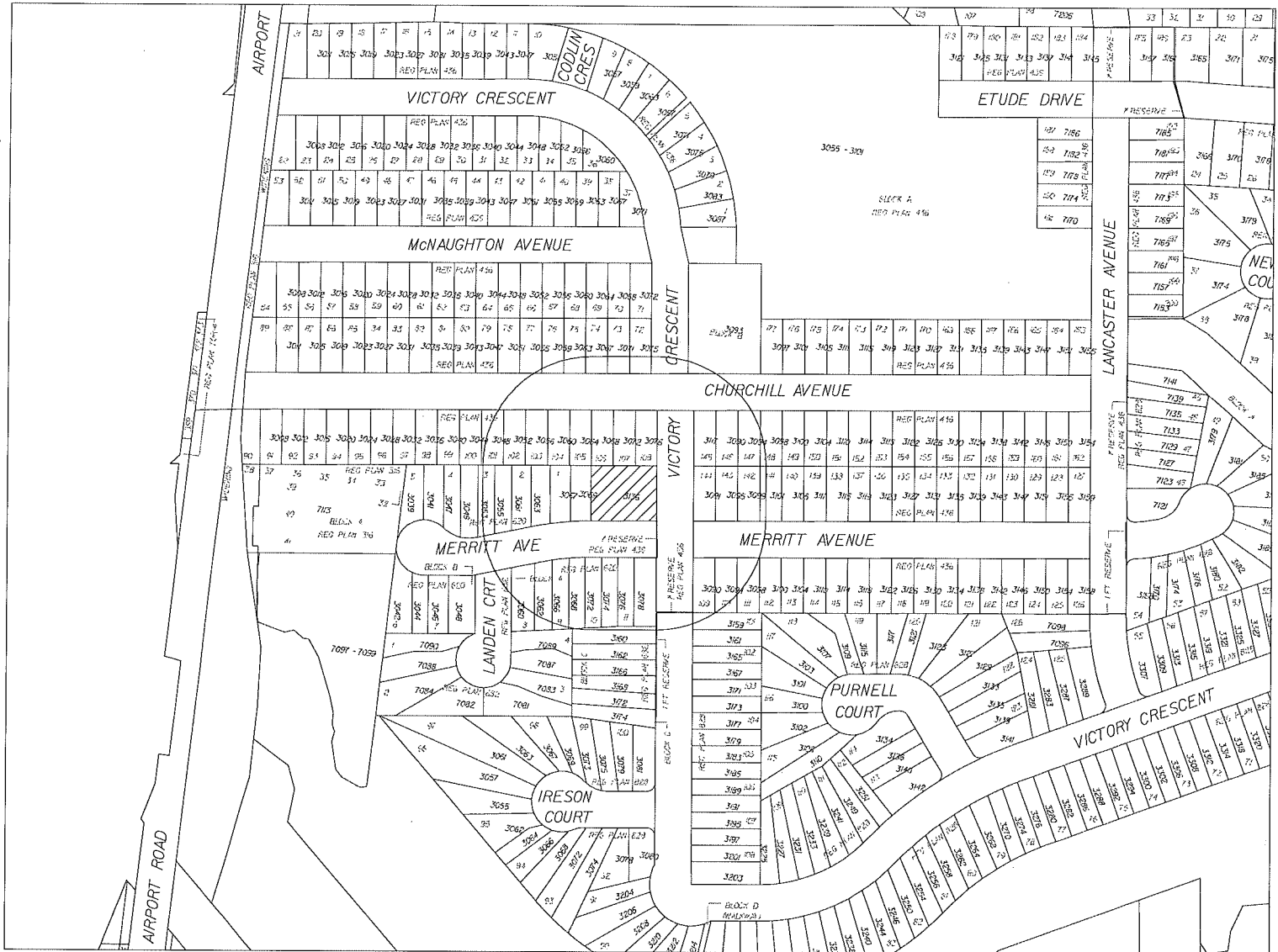
HABITAT FOR HUMANITY HALTON-MISSISSAUGA is the owner of 3136 VICTORY CRESCENT being Part of Lot 11, Concession 7, EHS, zoned R4-1, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of four (4) semi-detached dwellings on the subject property in compliance with the RM1 zoning provisions; whereas By-law 0225-2007, as amended, only permits a detached dwelling in this instance.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at committee.adjustment@mississauga.ca. Please include your name, your address and application number or address of the property you are providing comments on.

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Committee of Adjustment

Subject Property : 3136 VICTORY CRES.

File Number : A436/16

Z Area : 48W

Agent : J. PAYNE





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 437/16
Ward 1

The Committee has set **Thursday, October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

RAHUL KUMAR DUA is the owner of 1019 STRATHY AVENUE being Part of Lots 72 and 73, Plan E-21, zoned R3-75, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a second storey addition and a detached two car garage on the subject property proposing:

1. an exterior side yard of 0.86m (2.82ft.); whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00m (19.68ft.) in this instance; and,
2. an exterior side yard of 4.50m (14.76ft.) to the detached garage; whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00m (19.68ft.) in this instance.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at committee.adjustment@mississauga.ca. Please include your name, your address and application number or address of the property you are providing comments on.

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Committee of Adjustment

Subject Property : 1019 STRATHY AVE.

File Number : A43716

Z Area : 6

Agent : GLEN SCHNARR & ASSOCIATES INC.



Amended Notice & Hearing Date



COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 380/16
Ward 4

The Committee has set **Thursday October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

SYEDN IKHLAQ JAFRI is the owner of 648 KOZEL COURT being Part of Lot 10, Registered Plan A-24, zoned R3, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a new 2 storey detached dwelling on the subject property proposing:

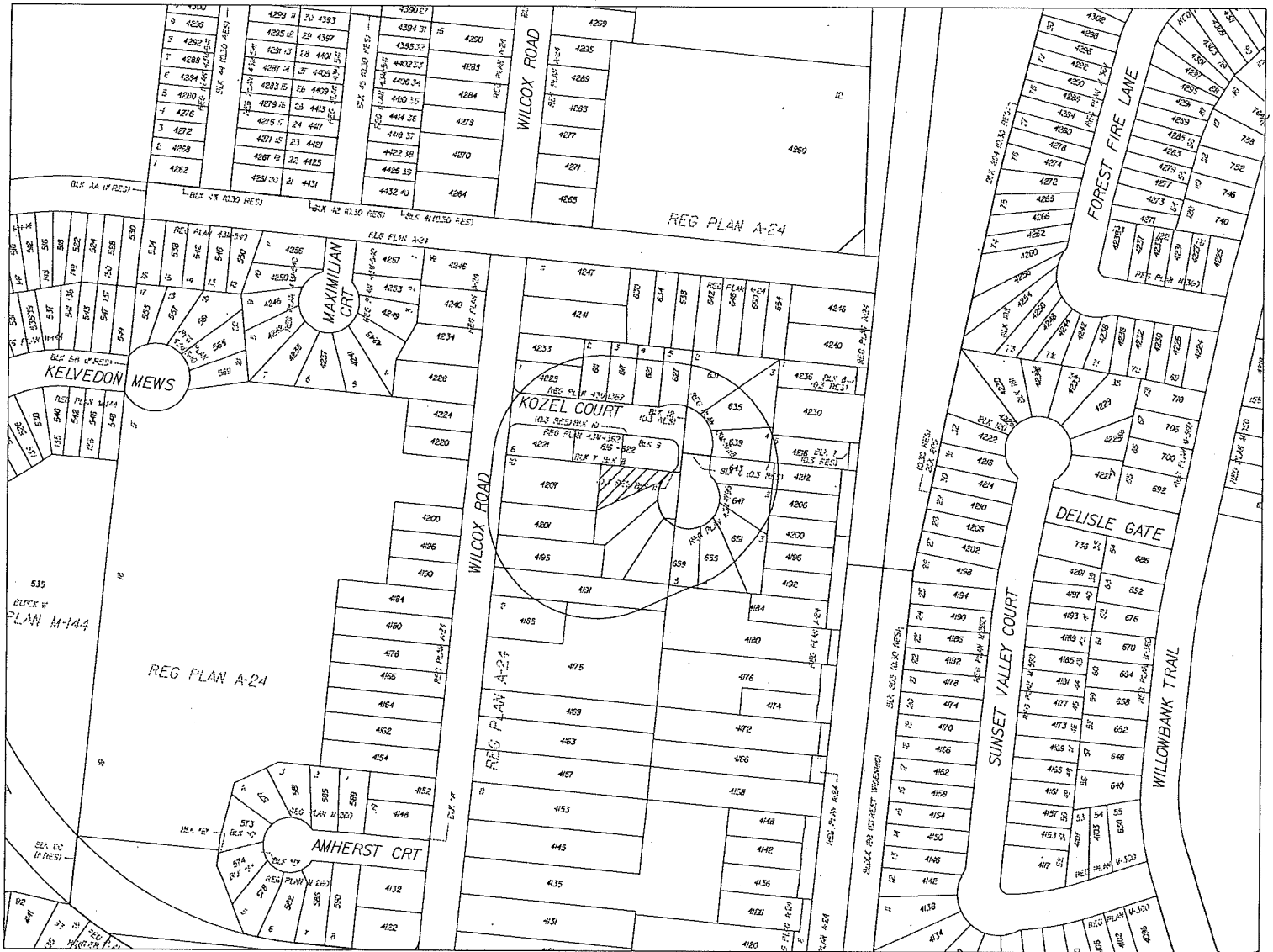
- 1. a total lot coverage of 40.37% of the lot area; whereas By-law 0225-2007, as amended, permits a maximum lot coverage of 35.00% of the lot area in this instance; and,**
- 2. a rear yard of 6.50m (21.32ft.); whereas By-law 0225-2007, as amended, requires a minimum rear yard of 7.50m (24.60ft.) in this instance.**

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at committee.adjustment@mississauga.ca Please include your name, your address and application number or address of the property you are providing comments on.

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Committee of Adjustment

Subject Property : 648 KOZEL COURT

File Number : A38016

Z Area : 28

Agent : KENNETH ISAAC ARCHITECT INC.



**Revised
Hearing Date**



**COMMITTEE OF ADJUSTMENT
NOTICE OF PUBLIC HEARING**

**File: "A" 397/16
Ward 6**

The Committee has set **Thursday October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

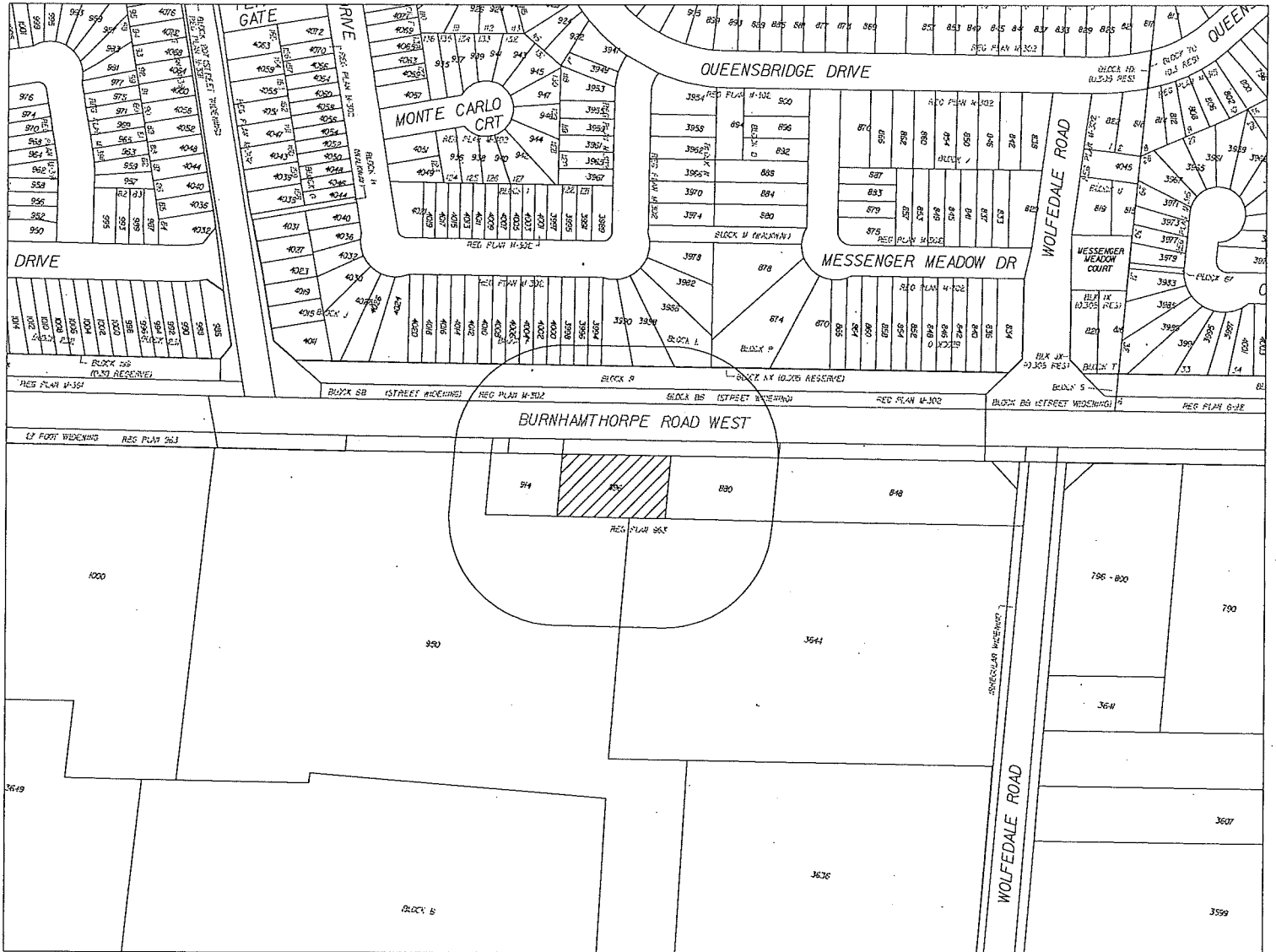
J. W. INVESTMENT is the owner of 896 BURNHAMTHORPE ROAD WEST being Part of Lot 22, Concession 1, NDS, zoned C3-1, Commercial. The applicant requests the Committee to authorize a minor variance to permit six (6) existing parking spaces on the west side of the subject building having an insufficient driveway aisle width of 1.00m (3.28ft.) on site; whereas By-law 0225-2007, as amended, requires a minimum driveway aisle width of 7.00m (22.96ft.) wholly on site in this instance.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at committee.adjustment@mississauga.ca. Please include your name, your address and application number or address of the property you are providing comments on.

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Committee of Adjustment

Subject Property : 896 BURNHAMTHORPE RD. W.

File Number : A39716

Z Area : 23

Agent : W.E. OUGHTRED & ASSOCIATES INC.



Revised Hearing Date



COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 398/16
Ward 6

The Committee has set **Thursday October 27, 2016 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario** for the public hearing on the following matter:

1666426 ONTARIO INC is the owner of **914 BURNHAMTHORPE ROAD WEST** being Part of Lot 22, Concession 1, NDS, zoned **C3-1, Commercial**. The applicant requests the Committee to authorize a minor variance to permit the operation of a medical office on the subject property proposing:

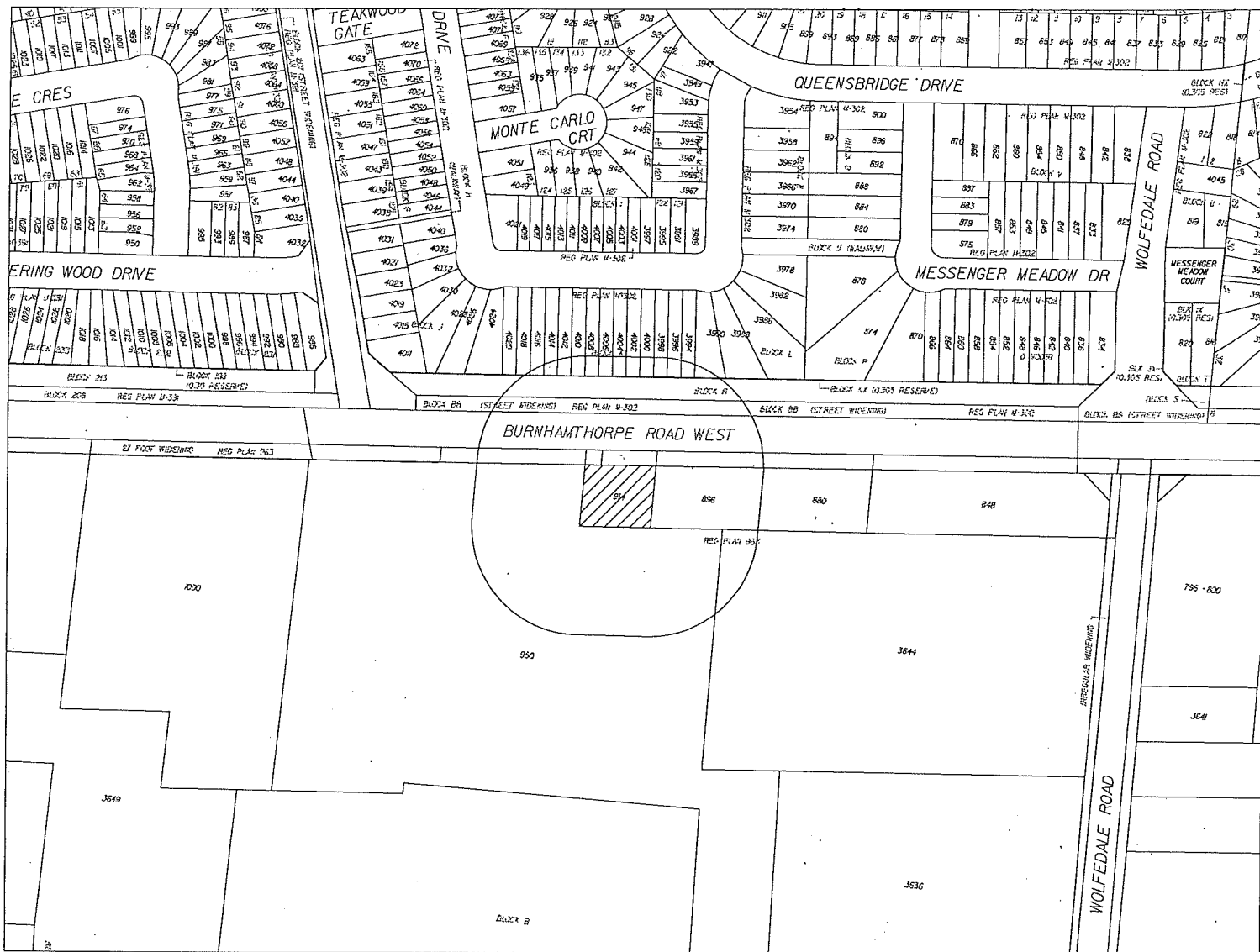
1. parking to be provided at the office rate of 3.2 parking spaces per 100.00m² (1076.42sq.ft) gross floor area providing a total of 32 spaces (14 spaces on site, 18 parking spaces off site) for all uses on site in this instance,
2. no loading spaces on site; whereas By-law 0225-2007, as amended, requires a minimum of one (1) loading space on site in this instance,
3. to provide six (6) parking spaces off-site at 896 Burnhamthorpe Road West and twelve (12) parking spaces off-site at 1000 Burnhamthorpe Road West; whereas By-law 0225-2007, as amended, requires all parking spaces to be wholly located on the subject property in this instance,
4. one (1) parking space for persons with disabilities; whereas By-law 0225-2007, as amended, requires a minimum of two (2) parking space for persons with disabilities on site in this instance,
5. a driveway aisle width of 3.63m (11.90ft.) to access parking spaces at 896 Burnhamthorpe Road West; whereas By-law 0225-2007, as amended, requires a minimum driveway aisle width of 7.00m (22.96ft.) in this instance; and,
6. a landscape buffer of 0.00m (0.00ft.); whereas By-law 0225-2007, as amended, requires a minimum landscape buffer width of 4.50m (14.76ft.) along the front property line and 1.50m (4.92ft.) along the side and rear property lines in this instance.

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Committee of Adjustment

Subject Property : 914 BURNHAMTHORPE RD. W.

File Number : A39816

Z Area : 23

Agent : W.E. OUGHTRED & ASSOCIATES INC.

