

**MOTION  
ETOBICOKE YORK COMMUNITY COUNCIL**

**Request for Attendance at an Ontario Municipal Board Hearing –  
Appeal of Committee of Adjustment Decision for 206 Maple Leaf  
Drive, Lot 27 and Lot 28**

**Moved By:** **Councillor** **Di Giorgio**

**SUMMARY:**

On February 8, 2007, the Committee of Adjustment refused two Minor Variance applications (File Nos. A76/07EYK and A77/07EYK) for Lot 27, Plan 2021 and Lot 28 Plan 2021, respectively at 206 Maple Leaf Drive. The applications sought approval of variances to lot frontage and area, side yard setback, lot coverage and the garage entrance elevation to construct a two storey detached dwelling with an integral, below grade single car garage on each lot.

City Planning Staff did not comment on the proposal.

A petition signed by several residents in opposition to the application was submitted to the Committee of Adjustment.

The planning consultant for the applicant appealed the Committee of Adjustment refusal decision to the Ontario Municipal Board and a hearing has not yet been scheduled.

In view of the refusal decision of the Committee of Adjustment and the opposition to the development expressed in a petition signed by several area residents, this motion is brought forward to authorize the City Solicitor and Planning staff or an outside planning consultant , if required, to attend the OMB hearing to oppose the applications and proposal. In addition, City Planning is requested to review the existing development and lot ownership patterns in the area along Maple Leaf Drive and report to the Etobicoke York Community Council by fall 2007 on the appropriateness of passing a By-law to deem certain lots not to be lots on a Plan of Subdivision.

**RECOMMENDATIONS:**

1. That City Council authorize the City Solicitor and Planning staff or an outside planning consultant , if required, to attend the Ontario Municipal Board hearing to seek refusal of

Minor Variance and Consent applications Nos. A76/07EYK and A77/07EYK, relating to 206 Maple Leaf Drive.

2. That the Director of Community planning Etobicoke York District City Planning be requested to review the existing development and lot ownership patterns in the area along Maple Leaf Drive and report to the Etobicoke York Community Council by Fall 2007 on the appropriateness of passing a By-law to deem certain lots in the area not to be lots on a Plan of Subdivision.

April 16, 2007

Attachment: Notices of Decision dated January 16, 2007 from the Manager and Deputy Secretary Treasurer, Committee of Adjustment, Etobicoke York Panel respecting 206 Maple Leaf Drive, Lot 27 and Lot 28, Plan 2021.