

Wednesday, February 24, 2010

NOTICE OF DECISION
MINOR VARIANCE/PERMISSION
(Section 45 of the Planning Act)

File Number:	A227/09SC	Zoning	S
Owner(s):	FLORA VALLEY HOMES LTD FLORA VALLEY HOMES LTD	Ward:	Scarborough East (44)
Agent:	RAJINDER CHAKU		
Property Address:	260 BEECHGROVE DR	Community:	West Hill Community
Legal Description:	PL 2546 LT526 PT LT525		

Notice was given and a Public Hearing was held on Wednesday, February 24, 2010, as required by the Planning Act.

PURPOSE OF THE APPLICATION:

To construct a new two-storey dwelling.

REQUESTED VARIANCE(S) TO THE ZONING BY-LAW:

1. To permit a lot area of 476.7 m² for Part 3, whereas the Zoning By-law requires a lot area of 557 m².
2. To permit a rear yard setback of 1.2 m, whereas the Zoning By-law requires a setback of 7.5 m.

IT WAS THE DECISION OF THE COMMITTEE OF ADJUSTMENT THAT:

The Minor Variance Application is Refused

It is the decision of the Committee of Adjustment to **NOT** approve this variance application for the following reasons:

- The general intent and purpose of the Official Plan is not maintained.
- The general intent and purpose of the Zoning By-law is not maintained.
- The variances are not considered desirable for the appropriate development of the land.
- In the opinion of the Committee, the variances are not minor.

SIGNATURE PAGE

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Asif Khan (signed)

Prabhakar Mahant (signed)

Rick Froner (signed)

Rolf Rogde (signed)

S Gopikrishna (signed)

DATE DECISION MAILED ON: Monday, March 1, 2010

LAST DATE OF APPEAL TO THE ONTARIO MUNICIPAL BOARD: Tuesday, March 16, 2010

CERTIFIED TRUE COPY

Marilyn Stuart
Manager & Deputy Secretary Treasurer
Scarborough Panel

To appeal this decision to the Ontario Municipal Board, send a completed OMB Appellant Form (A1) to the Manager & Deputy Secretary-Treasurer, Committee of Adjustment. You must pay a filing fee of \$125.00, by certified cheque or money order, in Canadian funds, payable to the Minister of Finance. An additional reduced fee of \$25.00 is required for each connected appeal filed by the same appellant. To obtain a copy of Appellant Form (A1) and other information about the appeal process please visit the Ontario Municipal Board web site at www.omb.gov.on.ca.