

Wednesday, May 12, 2010

**NOTICE OF DECISION**  
**CONSENT**  
**(Section 53 of the Planning Act)**

File Number:	B056/09SC	Zoning	Single Family Residential (S) Zone
Owner:	SANDRA MOHAMMED	Ward:	Scarborough Southwest (35)
Agent:	LINA RODRIGUEZ		
Property Address:	<b>149 WESTBOURNE AVE</b>	Community:	Clairlea Community
Legal Description:	PLAN M463 LOT 114		

Notice was given and the application considered on Wednesday, May 12, 2010, as required by the Planning Act.

**THE CONSENT REQUESTED:**

This application is for consent to sever the land into two lots. The lots to be conveyed and retained would each have a frontage of 7.62 metres on Westbourne Avenue and a lot area of 241.5 m<sup>2</sup>, and are shown as Parts 1 and 2 on the attached Lot Division Plan. The owner is proposing to demolish the existing dwelling and build two new single family dwellings.

**IT WAS THE DECISION OF THE COMMITTEE OF ADJUSTMENT THAT:****The Consent Application is Refused**

The Committee has considered the application for consent to the creation of new lots as shown on the attached drawing. The Committee is not satisfied that the application meets the criteria set out in the provisions of Section 51(24) of the *Planning Act*. The application is therefore refused.

**SIGNATURE PAGE**

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Asif Khan (signed)

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Prabhakar Mahant (signed)

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Rick Froner (signed)

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Rolf Rogde (signed)

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S Gopikrishna (signed)

DATE DECISION MAILED ON: May 17, 2010

LAST DATE OF APPEAL TO THE ONTARIO MUNICIPAL BOARD: June 6, 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](http://www.omb.gov.on.ca).

**NOTE:** Only individuals, corporations and public agencies may appeal a decision to the Ontario Municipal Board. The appeal may not be filed by an unincorporated association or group. However, the appeal may be filed in the name of an individual who is a member of the association or group on its behalf.