

City Planning Division
Gary Wright, Acting, Chief Planner and Executive Director

Committee of Adjustment 100 Queen Street West Toronto ON M5H 2N2 Tel: 416-392-7565 Fax: 416-392-0580

# NOTICE OF DECISION

## MINOR VARIANCE/PERMISSION

(Section 45 of the Planning Act)

File Number: A0860/11TEY Zoning R1A (PPR)

Owners: LUIGI RUBINO Ward: Toronto-Danforth (29)

DIANA RUBINO

Agent: GLENN RUBINOFF

Property Address: 20 ST HUBERT AVE Community: Toronto

Legal Description: PLAN 3015 PT LOT 10 PT LOT 11

Notice was given and a Public Hearing was held on **Wednesday**, **February 8**, **2012**, as required by the Planning Act.

#### PURPOSE OF THE APPLICATION:

To construct a second floor addition to the existing one-storey detached dwelling.

### REQUESTED VARIANCE TO THE ZONING BY-LAW:

# Section 7.2.3, By-law 6752

The maximum permitted floor space index is 0.45 times the area of the lot (148.36 m<sup>2</sup>). The proposed floor space index will be equal to 0.646 times the area of the lot (213.03 m<sup>2</sup>).

### 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 variance(s) is not considered desirable for the appropriate development of the land.
- In the opinion of the Committee, the variance(s) is not minor.

#### SIGNATURE PAGE

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DISSENTED		
Barbara Leonhardt	Donna McCormick (signed)	Mary Pitsitikas (signed)
DISSENTED		
Christian Chan	Robert Brown (signed)	

DATE DECISION MAILED ON: Tuesday, February 14, 2012

LAST DATE OF APPEAL TO THE ONTARIO MUNICIPAL BOARD: Tuesday, February 28, 2012

CERTIFIED TRUE COPY

Anita M. MacLeod Manager & Deputy Secretary Treasurer Toronto and East York 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 <a href="https://www.omb.gov.on.ca">www.omb.gov.on.ca</a>.