John Filion

Toronto City Councillor – Ward 23, Willowdale

Date: **October 10, 2012**

To: North York Community Council –City Clerk's Office-Secretariat

From: Councillor John Filion

Subject: **Representation at an Ontario Municipal Board hearing for 80 Lorraine Drive.**

SUMMARY:

An application for Minor Variance was submitted by Taes Architects Inc, on behalf of Jin Zhi Wang, to permit the construction of a new two-storey dwelling at 80 Lorraine Drive.

On August 29, 2012, the Committee of Adjustment refused variance 4 (proposed access to parking of 10.65 metres, where 6 metres is permitted). Variance 1 (proposed west side yard setback of 1.37 metres, where 1.8 metres is required) and variance 2 (proposed east side yard setback of 1.21 metres, where 1.8 metres is required) were both modified to 1.5 metres and approved. The refusal and modifications were made on the grounds that the general intent and purpose of the Official Plan and the Zoning By-law was not being maintained, the variances were not considered desirable for the appropriate development of the land, and, in the opinion of the Committee, the variances were not minor. The remaining variances were approved.

The property owner has appealed this decision to the Ontario Municipal Board.

RECOMMENDATIONS:

1. That Council authorize the City Solicitor to attend the Ontario Municipal Board hearing in support of the Committee of Adjustment's decision.

TORONTO

Toronto City Hall
100 Queen Street W., Suite B36
Toronto, Ontario M5H 2N2
Tel: (416) 392-0210
Fax: (416) 392-7388
councillor_filion@toronto.ca

North York Civic Centre
5100 Yonge Street
Toronto, Ontario M2N 5V7
Tel: (416) 395-6411
Fax: (416) 395-6441
www.johnfilion.ca