



Karen Stintz

Councillor - Ward 16, Eglinton Lawrence

Date: January 22, 2013
To: North York Community Council –City Clerk's Office-Secretariat
From: Councillor Karen Stintz
Subject: Request for City Solicitor to attend OMB hearing for 326 Lytton Blvd.

SUMMARY:

On October 10, 2012 the Committee of Adjustment refused application NY12-A631 to permit construction of a two-storey addition to the rear of the existing two-storey dwelling, noting that variances weren't minor, not within the intent of the Zoning-By-law and Official Plan and not an appropriate development of the property. The applicant was requesting 3 variances to the Toronto Zoning By-law 438-86: 1. East side lot line setback of 0.9m to the rear portion of the dwelling exceeding 17m in depth; 2. West side lot line setback of 1.2m to the rear portion of the dwelling exceeding 17m in depth; 3. Proposed Gross Floor Area of 394.83m² (0.629 times the area of the lot). The existing dwelling has as Gross Floor Area of 206.39m² (0.328 times the area of the lot).

On October 29, 2012 the applicant appealed the Committee decision to the Ontario Municipal Board. The hearing has been set for February 15, 2013, OMB #PL121298.

RECOMMENDATIONS:

1. That City Council authorize the City Solicitor to retain outside planning consultant(s) and the City Solicitor and outside planning consultant(s) to attend the Ontario Municipal Board hearing to uphold the Committee of Adjustment's decision.

Sincerely,

Karen Stintz
City Councillor