

Wednesday, November 26, 2014

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

File Number:	A807/14NY	Zoning	R4 [ZZC]
Owner(s):	TORONTO CATHOLIC DISTRICT SCHOOL BOARD	Ward:	Willowdale (24)
Agent:	ZAS ARCHITECTS + INTERIORS INC		
Property Address:	500 CUMMER AVE	Community:	North York
Legal Description:	PLAN 1962 LOTS 11 AND 12 PT LOT 13		

Notice was given and a Public Hearing was held on Wednesday, November 26, 2014, as required by the Planning Act.

PURPOSE OF THE APPLICATION:

To construct a new three-storey secondary school. The existing one-storey school would be demolished.

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

1. Section 6(26)(b), By-law No. 7625

The maximum height for an institutional building in an R3, R4, R6, or R7 zone is 9.50m or two (2) storeys. The proposed building height is 13.32m and is three (3) storeys.

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

File Number: A807/14NY Zoning R4 [ZZC]
Owner: TORONTO CATHOLIC DISTRICT SCHOOL BOARD Ward: Willowdale (24)
Agent: ZAS ARCHITECTS + INTERIORS INC
Property Address: **500 CUMMER AVE** Community: North York
Legal Description: PLAN 1962 LOTS 11 AND 12 PT LOT 13

Arthur Forer (signed)

Richard Ross (signed)

Nicholas Sion (signed)

DATE DECISION MAILED ON: Tuesday, December 4, 2012

LAST DATE OF APPEAL TO THE ONTARIO MUNICIPAL BOARD: Tuesday, December 16, 2014

CERTIFIED TRUE COPY

Dan Antonacci
Manager & Deputy Secretary Treasurer
North 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 www.omb.gov.on.ca.