

City Council**Notice of Motion**

MM11.3	ACTION			Ward:26
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Request for Attendance at an Ontario Municipal Board Hearing - Appeal of Committee of Adjustment Decision respecting 31 Killdeer Crescent (A0491/15NY) - by Councillor Jon Burnside, seconded by Councillor Josh Colle

** Notice of this Motion has been given.*

** This Motion is subject to referral to the North York Community Council. A two-thirds vote is required to waive referral.*

** This Motion relates to an Ontario Municipal Board Hearing and has been deemed urgent.*

Recommendations

Councillor Jon Burnside, seconded by Councillor Josh Colle, recommends that:

1. City Council direct the City Solicitor to attend the Ontario Municipal Board to support the Committee of Adjustment's decision to refuse minor variances Nos. 1-5 and 8-12 regarding 31 Killdeer Crescent (A0491/15NY), or reduce the impact of the requested variances, and retain outside consultants, if necessary.

Summary

The North York Panel of the Committee of Adjustment refused an application for minor variances related to the property municipally known as 31 Killdeer Crescent on Thursday, July 23, 2015.

The application sought to construct a new two-storey dwelling, and included variances related to lot coverage, Floor Space Index, side yard setbacks, building length and building height.

The applicant appealed the Committee of Adjustment decision to the Ontario Municipal Board.

This application does not represent good planning because it is overdevelopment of the property, not desirable for the appropriate development of the land and is not in keeping with the character of the neighbourhood. There are concerns that the variances, both individually and collectively, are not minor, and would create a dwelling with undesirable massing.

This Motion would direct the City Solicitor to attend the Ontario Municipal Board hearing in opposition to the appeal.

This matter is urgent because an Ontario Municipal Board hearing has been scheduled for

January 29, 2016.

Background Information (City Council)

Member Motion MM11.3

Committee of Adjustment, North York District Notice of Decision on application for Minor Variance/Permission for 31 Killdeer Crescent

(<http://www.toronto.ca/legdocs/mmis/2015/mm/bgrd/backgroundfile-86307.pdf>)