

Thursday, February 16, 2017

NOTICE OF DECISION
CONSENT
(Section 53 of the Planning Act)

File Number:	B0051/16SC	Zoning	RD - Residential Detached/ S- Single Family Residential [WAIVER]
Owner(s):	DONG MING LI LI MIN SHANG	Ward:	Scarborough-Rouge River (41)
Agent:	TAES ARCHITECTS INC	Heritage:	Not Applicable
Property Address:	8 LAMONT AVE	Community:	Agincourt Community
Legal Description:	PLAN 3395 LOT 26		

Notice was given and the application considered on Thursday, February 16, 2017, as required by the Planning Act.

THE CONSENT REQUESTED:

This application is for consent to sever the land into two lots. Part 2 would have a frontage of 12.17 metres and a lot area of 549.7 square metres. Part 1 would have a frontage of 12.21 metres and a lot area of 551.5 square metres. The proposed lots are shown on the attached Site Plan. The owner is proposing to demolish the existing house and build two new detached houses. In order to facilitate the proposed development, relief from the provision of the Zoning By-law was requested, as outlined in A0254/16SC and A0255/16SC.

The Committee of Adjustment considered the written submissions relating to the application made to the Committee before its decision and oral submissions relating to the application made at the hearing. In so doing, **IT WAS THE DECISION OF THE COMMITTEE OF ADJUSTMENT THAT:**

The Consent Application is Refused

The Committee has considered the application for consent to the creation of new lots as shown on the attached drawing. The Committee is not satisfied that the application meets the criteria set out in the provisions of Section 51(24) of the *Planning Act*. The application is therefore refused.

SIGNATURE PAGE

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David Peacock (signed)

Eden Gajraj (signed)

Hena Kabir (signed)

DATE DECISION MAILED ON: Tuesday, February 21, 2017

LAST DATE OF APPEAL TO THE ONTARIO MUNICIPAL BOARD: Monday, March 13, 2017

CERTIFIED TRUE COPY

Denise Rundle
Manager & Deputy Secretary Treasurer
Scarborough 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 \$300.00, 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.

NOTE: Only individuals, corporations and public agencies may appeal a decision to the Ontario Municipal Board. The appeal may not be filed by an unincorporated association or group. However, the appeal may be filed in the name of an individual who is a member of the association or group on its behalf.