

**Michael Mizzi**  
Director, Zoning and Secretary-Treasurer  
Committee of Adjustment  
City Planning Division

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Thursday, November 21, 2019

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

**File Number:** A0531/19EYK  
**Property Address:** 1906-1930 WESTON RD  
Legal Description: CON 5 WYS PT LOT 6 PLAN 555 PT BLKS A B  
Agent: JAN TYMSTRA  
Owner(s): 1906-1930 WESTON ROAD INC  
Zoning: MCR (ZR)  
Ward: York South-Weston (05)  
Community:  
Heritage: Not Applicable

Notice was given and a Public Hearing was held on Thursday, November 21, 2019, as required by the Planning Act.

**PURPOSE OF THE APPLICATION:**

To convert the existing commercial space on the second floor into 10 new residential units and to create three new residential units on the 13th floor. The building will contain a total of 123 residential units.

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

- 1. Section 2.(a)(ii), By-law 2774**  
The proposed residential and office use on the second floor is not permitted.
- 2. Section 2.(g), By-law 2774**  
A total of 16 parking spaces are required.  
A previous Committee of Adjustment application (A1071/17EYK) required 13 additional parking spaces and no additional parking spaces were provided.  
No additional parking spaces will be provided.

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 Minor Variance Application is Approved**

It is the decision of the Committee of Adjustment to authorize this variance application for the following reasons:

- The general intent and purpose of the Official Plan is maintained.
- The general intent and purpose of the Zoning By-law is maintained.
- The variance(s) is considered desirable for the appropriate development of the land.
- In the opinion of the Committee, the variance(s) is minor.

## SIGNATURE PAGE

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Danny Bellissimo (signed)      Laura Alderson (signed)      Michael Clark (signed)

Michi McCloskey (signed)      Stan Kumorek (signed)

DATE DECISION MAILED ON: Friday, November 29, 2019

LAST DATE OF APPEAL: Wednesday, December 11, 2019

CERTIFIED TRUE COPY

**Barbara Bartosik**  
Manager and Deputy Secretary-Treasurer

### Appeal Information

All appeals must be filed with the Deputy Secretary-Treasurer, Committee of Adjustment by the last date of appeal as shown on the signature page.

Your appeal to the **Toronto Local Appeal Body (TLAB)** should be submitted in accordance with the instructions below unless there is a related appeal\* to the Local Planning Appeal Tribunal (LPAT) for the same matter.

**TORONTO LOCAL APPEAL BODY (TLAB) APPEAL INSTRUCTIONS**

To appeal this decision to the TLAB you need the following:

- a completed TLAB Notice of Appeal (Form 1) in **digital format** on a CD/DVD or USB stick; and
- \$300 for each appeal filed regardless if related and submitted by the same appellant.
- Fees are payable to the **City of Toronto** by cash, certified cheque or money order (Canadian funds).

To obtain a copy of the Notice of Appeal Form (Form 1) and other information about the appeal process please visit the TLAB website at [www.toronto.ca/tlab](http://www.toronto.ca/tlab).

**LOCAL PLANNING APPEAL TRIBUNAL (LPAT) INSTRUCTIONS**

To appeal this decision to the LPAT you need the following:

- a completed LPAT Appellant Form (A1) in digital format on a USB stick and in paper format; and
- \$300 with an additional reduced fee of \$25 for each connected appeal filed by the same appellant.
- Fees are payable to the Minister of Finance by certified cheque or money order (Canadian funds).

To obtain a copy of Appellant Form (A1) and other information about the appeal process please visit the Environmental & Lands Tribunals Ontario (ELTO) website at <http://elto.gov.on.ca/tribunals/lpat/forms/>.

\*A **related appeal** is another planning application appeal affecting the same property. To learn if there is a related appeal, search community planning applications status in the Application Information Centre and contact the assigned planner if necessary. If there is a related appeal, your appeal to the **Local Planning Appeal Tribunal (LPAT)** should be submitted in accordance with the instructions above.