

# DECISION AND ORDER

**Decision Issue Date**      Wednesday, October 20, 2021

PROCEEDING COMMENCED UNDER Section 53, subsection 53(19), Section 45(12), subsection 45(1) of the Planning Act, R.S.O. 1990, c. P.13, as amended (the "Act")

Appellant(s): BABAK GHASSEMI

Applicant(s): BABAK GHASSEMI

Property Address/Description: 62 NORDEN CRES

Committee of Adjustment File

Number(s): 21 123175 NNY 16 MV

**TLAB Case File Number(s):** 21 157559 S45 16 TLAB

**Hearing date:** Wednesday September 8, 2021

## DECISION DELIVERED BY T. YAO

NAME	ROLE	REPRESENTATIVE
Babak Ghassemi (agent for Fariba Tousinejad, Owner)	Appellant	Amber Stewart
Elizabeth Lee	Party	Kailey Sutton
Jane MacFarlane	Expert Witness	
City of Toronto	Party	Jessica Jakubowski
Aileen Keng	Expert Witness	
William Lu	Participant	
Stewart Hopkins and Nancy Whynot	Participants	

This is the result of a status conference set by my previous order of September 17, 2021 to ascertain if the parties could reach a settlement. My order today was settled at a videoconference, with the attendance of the persons noted above. Ms. Sutton informed me that she had received revised plans from Mr. Ghassemi the previous day and was unable to come to a position, either for or against.

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Hearing dates are set for November 24 and 26, 2021. Disclosure for all parties and participants is due on November 17, 2021. If procedural issues arise because of this compressed disclosure schedule, a responding party (that is, a neighbour in opposition to Mr. Ghassemi) may email me to request a further status conference ([tlab@toronto.ca](mailto:tlab@toronto.ca)), but since this is both cumbersome and costly, I would request that the respondents both prepare for a hearing and also prepare to bring any preliminary motions at the start of the November 24, 2021 hearing day. This is to avoid further interim procedural orders. I indicated I would consider any further adjournment request, **only if** the need for adjournment is because of good faith efforts to settle. Otherwise the hearing is to proceed.

I direct Mr. Hopkins and Ms. Whynot to file Participant Election Forms and witness statements by November 17, 2021. TLAB staff can assist them (416-392-4697) if they desire. This is a straightforward process and intended to be non-technical.



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Ted Yao  
Panel Chair, Toronto Local Appeal Body