

NOTICE - The last day for appealing this decision is April 3, 1987

Committee of Adjustment

DECISION OF COMMITTEE WITH REASONS RE APPLICATION FOR MINOR VARIANCE

Planning Act, 1983, c. 1, ss. 44 (8)

) Name of committee (a) CORPORATION OF THE TOWN OF ORANGEVILLE COMMITTEE OF ADJUSTMENT

) Name of applicant RE AN APPLICATION BY (b) H. Clark Adams, Q.C., agent for Greg and Diane Smith

) Brief description LOCATION OF PROPERTY (c) Lot 11, Block 7, Plan 159, Town of Orangeville

) As set out in application PURPOSE OF APPLICATION (d) for a Minor Variance to By-law No. 60-77 of the Town of Orangeville on Lot 11, Block 7, Plan 159, Town of Orangeville under the provisions of Section 44 of the Planning Act, S.O. 1983, Chapter 1.

WE, the undersigned, in making the decision upon this application have considered whether or not the variance requested was minor and desirable for the appropriate development and use of the land and that the general intent and purpose of the zoning by-law and the official plan will be maintained, or in the case of a change in a use of property which is lawfully non-conforming under the by-law as to whether or not this application has met the requirements of section 44 (2) of the *Planning Act*,

) Date of decision CONCUR in the following decisions and reasons for decisions made on the (e) 4th day of March 1987

DECISION:

IN THE MATTER OF AN APPLICATION BY H. Clark Adams, Q.C., agent for Greg and Diane Smith, 18 Fairview Place, Orangeville, Ontario for a Minor Variance to By-law No. 60-77 of the Town of Orangeville on Lot 11, Block 7, Plan 159, Town of Orangeville, under the provisions of Section 44 of the Planning Act, S.O. 1983, Chapter 1.

BE GRANTED

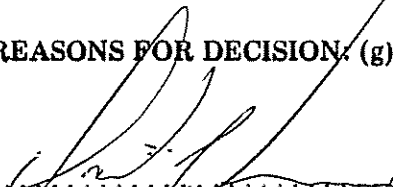
) State conditions to be satisfied before granting of consent **CONDITIONS** - This decision has been made subject to the following conditions: (f)

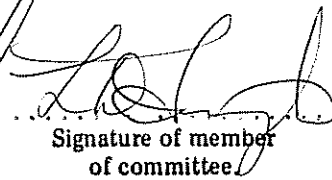
None.

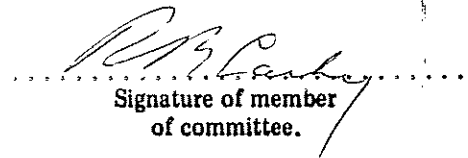
) State reasons for decision

REASONS FOR DECISION: (g)

The Committee stated that it was their opinion the property was designated and zoned Residential. An accessory dwelling of the dimensions shown is permitted however, due to incorrect advice, the building placement is in contravention of the By-law.


Signature of member of committee.


Signature of member of committee.


Signature of member of committee.

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Signature of member of committee.

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Signature of member of committee.

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Signature of member of committee.

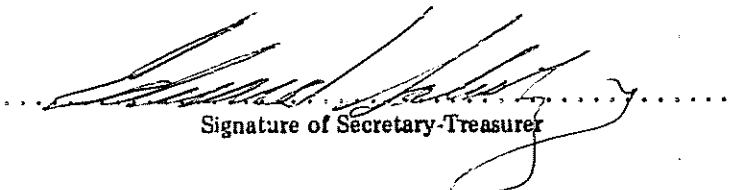
CERTIFICATION

Planning Act, 1983, c. 1, ss. 44 (10)

I, Edward C. Salisbury,

) Name of committee Secretary-Treasurer of the (h) Committee of Adjustment for the Corporation of the Town of Orangeville certify that the above is a true copy of the decision of the committee with respect to the application recorded therein.

Dated this 11th day of March 1987


Signature of Secretary-Treasurer

LANE

FOOT

20.00

20.00

FOOT

LANE

198.00 R.P.

198.99 Meas.

N73°21'15" E
132.50 D.J.C. and sst

20.00

REGISTERED

BLOCK

PLAN

LOT 9

LOT 10

Inst. No. 136151

N 16° 32' 40" W. 168' 00" R.P.

LOT 11

Inst. No. M.F. 121552

10 6 2 4

LOT 12

N 16° 34' 45" W. 168' 00" R.P.

Inst. No. M.F. 125582

LOT 13

LOT 14

No. 7

159

PLAN OF SURVEY
BY D.J. CULLEN, D.L.S.
DATED: SEPT. 2, 1980.

SECOND

STREET



BLOCK /
REGISTERED PLAN No. 159
TOWN OF ORANGEVILLE
COUNTY OF DUFFERIN
SCALE: 1 INCH = 30 FEET
1987
D J CULLEN, DLS

SUB. NO. A-1/87

NOTE:

All Easements or similar rights affecting the outlined property may not be shown.

- DENOTES SURVEY MONUMENT FOUND
- L.T. DENOTES L. THOMPSON O.L.S.
- D.J.C. DENOTES D.J. CULLEN O.L.S.
- O.U. DENOTES ORIGIN UNKNOWN
- R.P. DENOTES REGISTERED PLAN No. 159

SURVEYOR'S CERTIFICATE

I certify that:
The FIELD SURVEY represented on this plan was
completed on the 15th day of January, 1987.

JANUARY 20 1987

D.J. CULLEN

ONTARIO LAND SURVEYOR

NOTE: THIS PLAN IS FOR MORTGAGE PURPOSES ONLY.

D.J. CULLEN LIMITED

ONTARIO LAND SURVEYOR

59 THIRD STREET, ORANGEVILLE, ONTARIO

L9W 893 TEL: 519-841-2861



THE CORPORATION OF THE TOWN OF ORANGEVILLE

MUNICIPAL BUILDING
87 BROADWAY
PHONE 519-941-0440
L9W 1K1

DEPT. COMMITTEE OF ADJUSTMENT

REPLY TO: Edward C. Salisbury
Secretary-Treasurer

SUBMISSION NO. A-1/87

THE
COMMITTEE OF ADJUSTMENT
OF THE
TOWN OF ORANGEVILLE
and

IN THE MATTER OF AN APPLICATION BY H. Clark Adams, Q.C., agent for Greg and Diane Smith, 18 Fairview Place, Orangeville, Ontario for a Minor Variance to By-law No. 60-77 of the Town of Orangeville on Lot 11, Block 7, Plan 159, Town of Orangeville under the provisions of Subsection 44 of the Planning Act, S.O. 1983, Chapter 1.

NOTICE OF HEARING

THE COMMITTEE OF ADJUSTMENT of the Town of Orangeville hereby appoints the 4th day of March, 1987, at the hour of 7:30 o'clock in the afternoon (local time) in the Council Chambers, Municipal Building, 87 Broadway, Orangeville, for the hearing of all parties interested in supporting or opposing this application. In accordance with Ontario Regulation 447/83, written comments are requested and may be delivered to the undersigned prior to the above Hearing date. If you do not attend and are not represented at this Hearing, the Committee may proceed in your absence and you will not be entitled to any further notice of the proceedings.

Edward C. Salisbury,
Secretary-Treasurer,
Committee of Adjustment

DATED AT ORANGEVILLE, THIS 16TH DAY OF FEBRUARY, 1987.

Explanatory note: The applicant wishes to obtain a Minor Variance of 3.90 ft. to the Accessory Building Yard. The survey shows 0.10' whereas the current By-law standard requires 4'. The property is zoned R2 - Residential Second Density Zone under By-law No. 60-77 of the Town of Orangeville.