

NOTICE - The last day for appealing this decision is June 19th, 1987

Committee of Adjustment

DECISION OF COMMITTEE WITH REASONS RE APPLICATION FOR MINOR VARIANCE

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

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

(b) Name of applicant RE AN APPLICATION BY (b) William J. and Carol Butt, 28 Third Avenue, Orangeville

(c) Brief description LOCATION OF PROPERTY (c) Lot 17, East Part Lots 16, 18, 19, 20, Block 8, Plan 159

(d) As set out in application PURPOSE OF APPLICATION (d) Minor Variance to interior side yard and front yard requirements to By-law No. 60-77 of the 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*,

(e) Date of decision CONCUR in the following decisions and reasons for decisions made on the (e) 20th day of May 19 87


DECISION: IN THE MATTER OF AN APPLICATION BY William J. and Carol Butt, 28 Third Street, Orangeville, Ontario for a Minor Variance to By-law No. 60-77 of the Town of Orangeville on Lot 17, E. Pt. Lots 16, 18, 19, 20, Block 8, Plan 159, Town of Orangeville under the provision of Section 44 of the Planning Act, S.O. 1983, Chapter 1. BE GRANTED

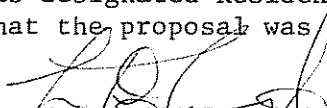
(f) State conditions to be satisfied before granting of consent **CONDITIONS** - This decision has been made subject to the following conditions: (f)

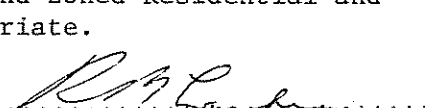
None

(g) State reasons for decision **REASONS FOR DECISION: (g)**

In the opinion of the Committee, the subject property was designated Residential and zoned Residential and that the proposal was appropriate.


Signature of member of committee.


Signature of member of committee.


Signature of member of committee.

.....
Signature of member of committee.

.....
Signature of member of committee.

.....
Signature of member of committee.

CERTIFICATION

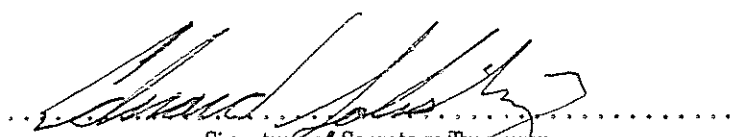
Planning Act, 1983, c. 1, ss. 44 (10)

I, Edward C. Salisbury

(h) 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 28th day of May 1987

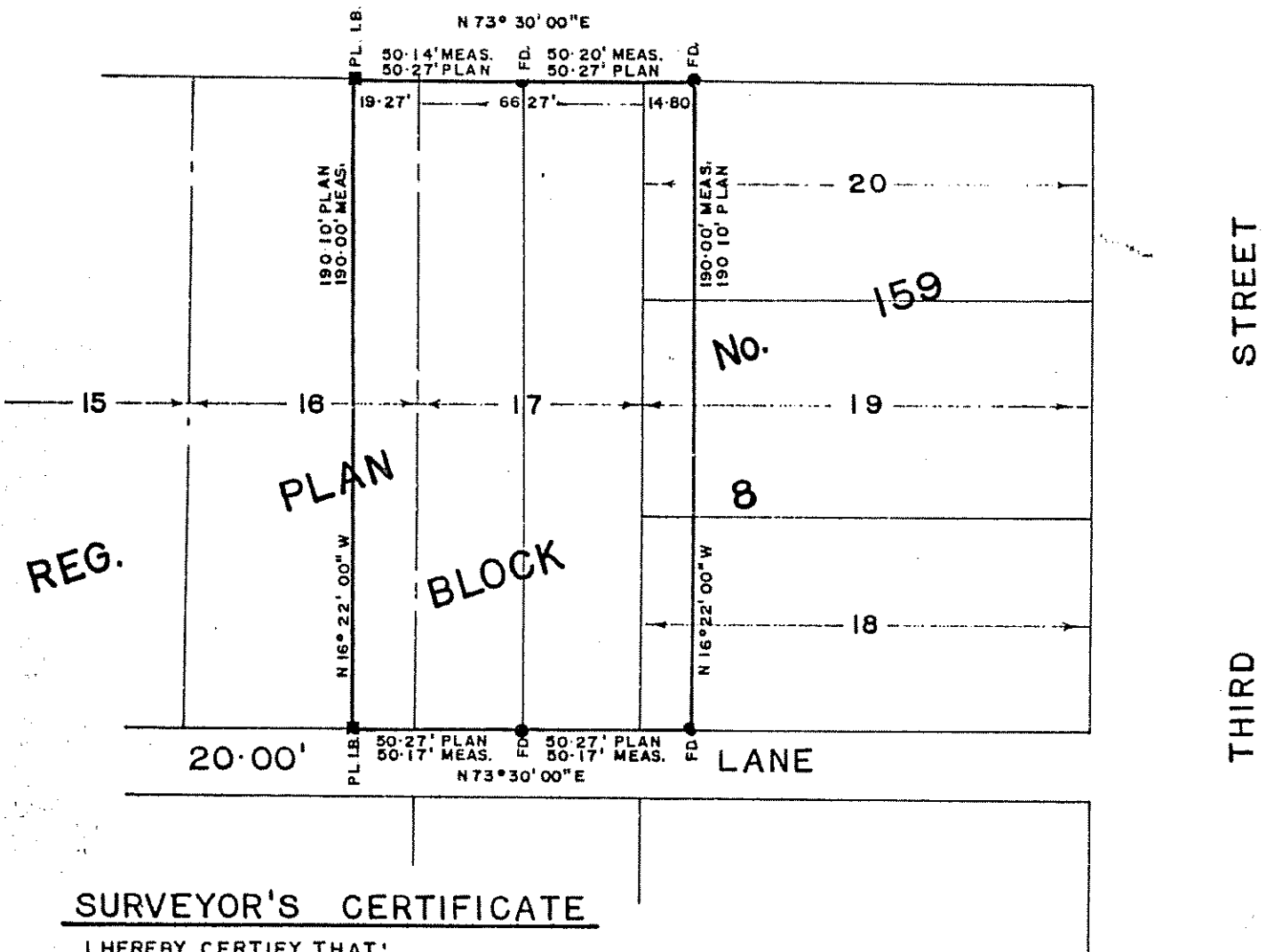

Signature of Secretary-Treasurer

PLAN OF SURVEY OF
LOT 17 & PT. OF LOTS 16, 18, 19 & 20
BLOCK 8, REG. PLAN No. 159
 TOWN OF ORANGEVILLE
 COUNTY OF DUFFERIN
 SCALE 1" = 50'

SUBMISSION NO. A-16/87



THIRD AVENUE



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT:

1. This survey and plan are correct and in accordance with The Surveys Act and The Registry Act and the regulations made thereunder.
2. The survey was completed on the 15th day of JANUARY 1971.

DATE: JANUARY 18th, 1971

NOTES

5/8"sq. X 24" long IRON BARS PLANTED SHOWN
 PLAN Denotes Plan by LLOYD THOMSON O.L.S.
 Dated SEPT. 5th., 1956

D. J. Cullen

D. J. CULLEN
 ONTARIO LAND SURVEYOR

CARR CLIPSHAM CULLEN LTD
 ONTARIO LAND SURVEYORS
 59 THIRD STREET
 Orangeville, Ont.
 PHONE 941-3881

EDGE OF PAVEMENT

PROPERTY LINE

SUBMISSION NO. A-16/87

25'3"

21'3"

OPEN CARPORT

16'0"

SINGLE CAR GARAGE

12'

21'6"

14'0"

5' STOOP

15'6"

33'3"

OPEN DECK

10'

16'0"

11'3"

24'0"

6'6"

PROPOSED ADDITION 22' X 40'

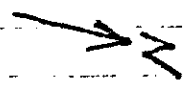
15'0' FRONT YARD

25'6"

25'

3'6" SIDE YARD

TO REAR LOT LINE - 190'





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-16/87

THE
COMMITTEE OF ADJUSTMENT
OF THE
TOWN OF ORANGEVILLE
and

IN THE MATTER OF AN APPLICATION BY William J. and Carol Butt, 28 Third Street, Orangeville, Ontario for a Minor Variance to By-law No. 60-77 of the Town of Orangeville on Lot 17, E. Pt. Lots 16, 18, 19, 20, Block 8, Plan 159, Town of Orangeville under the provision of Section 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 20th day of May, 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 8TH DAY OF MAY, 1987.

Explanatory note: The applicant wishes to obtain a Minor Variance from the Committee with regards to the interior side yard and front yard requirements. In order to correct a legal non-conforming use, a 4'6" front yard variance is requested from the By-law requirement of 20'. The proposed dwelling addition (880 st. ft.) requires a front yard variance of 5' from the By-law requirement of 20' and an interior side yard variance of 3.6' from the By-law requirement of 4'. The subject property is zoned R2 - Residential Second Density Zone under By-law No. 60-77 of the Town of Orangeville and designated Low Density Residential in the Official Plan for the Orangeville Planning Area.