



A 81221

Ontario Municipal Board

IN THE MATTER OF Section 42 of
The Planning Act (R.S.O. 1970,
c. 349) as amended,

- and -

IN THE MATTER OF an appeal by
445172 Ontario Inc. from a
decision of the Committee of
Adjustment of the Town of
Orangeville

B E F O R E :

W.H.J. THOMPSON, Q.C.] Monday, the 27th day of
Vice-Chairman]]
] April, 1981

UPON APPEAL from a decision of the Committee of Adjustment granting, upon a condition, an application numbered A 2/81 by Shelburne Carpenters Limited for a variance from the provisions of By-law 60-77 of the Town of Orangeville, as amended, for permission to create a parcel of land having a frontage of 66 feet, notwithstanding the said by-law requires a minimum frontage of 100 feet, the lands in question being composed of part of Lot 2, Concession 3;

THE BOARD ORDERS, that this appeal is hereby dismissed, the decision of the Committee of Adjustment is confirmed, the application for variance is hereby granted;

AND THE BOARD FURTHER ORDERS, that the appellant, 445172 Ontario Inc., shall pay to the Respondent, Shelburne Carpenters Limited, its costs to be taxed by the local taxing officer at Orangeville; such costs to be payable forthwith after taxation.



SECRETARY

ENTERED
MB No. <u>A81-1</u>
File No. <u>94</u>
MAY 19 1981
SECRETARY

Committee of Adjustment / Land Division Committee
DECISION OF COMMITTEE WITH REASONS

[The Planning Act, R.S.O. 1970, chapter 349, section 42 (9) and (11)]

IN THE MATTER OF AN APPLICATION FOR

(a) Indicate which decision is applicable by checking the appropriate box.

- [] CONSENT - In making its decision upon this application for consent the Committee in addition to other matters has had regard to the matters that are to be had regard to under subsection 4 of section 33 of The Planning Act, R.S.O. 1970, chapter 349 and considered whether a plan of subdivision under section 33 of the land described in the application is necessary for the proper and orderly development of the municipality.
[X] MINOR VARIANCE - In making its decision upon this application for a variance the Committee in addition to other matters has considered whether or not the variance was minor and desirable for the appropriate development for use of the land and that the general intent and purpose of the zoning by-law and the official plan be maintained.
[] NON-CONFORMING USE - In making its decision the Committee in addition to other matters has had regard to whether or not this application met the requirements of section 42 (2) of The Planning Act.

(b) Description of property

in respect of (b) 9 Robb Boulevard, Orangeville
Part of Lot 1, W. Part Lot 2,
which is located on Lot No. Concession No. D or Reg'd Plan No. 7R 838 parts 1 & 2

(c) City, town, village, township

in the (c) Town of Orangeville

(d) Delete where not applicable.

We the undersigned concur in the following decision and reasons for decision of the (d) Committee of

(e) Name of municipality

Adjustment/Land Division Committee for the (e) Town of Orangeville

(f) Date of decision

made on the (f) 24th of February, 1981.

DECISION: Consent to grant a minor variance on part of Lot 2, part of Lot 1, Concession D, R.P. 7R-838 in the Town of Orangeville, which has a 60 foot frontage on Robb Blvd.

GRANTED

This decision has been made subject to the following conditions.

(g) State conditions to be satisfied before actual granting of consent.

CONDITIONS (g): THAT AT NO TIME WILL A BUILDING BE CONSTRUCTED ON THE 60 FOOT STRIP OF LAND.

(h) State reasons for decision.

REASONS FOR DECISION (h): The 60 foot outlet would provide adequate access to the 6 acre site and the intent of the Official Plan is maintained.

Signatures of committee members: J. Woodland, E. H. Miller, and another member.

CERTIFICATION

[The Planning Act, R.S.O. 1970, chapter 349, section 42 (11)]

I ANN E. ARMSTRONG,

(i) Delete where not applicable.

Secretary-Treasurer of the (i) Committee of Adjustment/Land Division Committee for the TOWN OF ORANGEVILLE in the County of DUFFERIN

HEREBY certify that the above is a true copy of the decision of the Committee with respect to the application recorded therein.

Dated this 25th day of February 19 81

Last date of appeal - March 18, 1981. [Signature] Secretary Treasurer of the Committee of Adjustment for the Municipality of the Corporation of the Town of Orangeville.



THE CORPORATION OF THE TOWN OF ORANGEVILLE

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

DEPT. COMMITTEE OF ADJUSTMENT,

REPLY TO: 87 Broadway, Orangeville, Ont.

Submission No. A-2-81

THE
COMMITTEE OF ADJUSTMENT
OF THE
TOWN OF ORANGEVILLE

and

IN THE MATTER of an application by George Shepherd, Solicitor, for Shelburne Carpenters Limited, 64 Timber Drive, London, Ontario, for a Minor Variance to By-law 60-77 Schedule "B", section 11 (b) and amendments thereto of the Town of Orangeville for part of Lot 2, Con. D, R.P. 7R-838, being parts 1, 2, 3, 4 & 5 on Reference Plan 7R-1841, under the provisions of Section 42 of the Planning Act R.S.O. 1970 and amendments thereto.

NOTICE OF HEARING

THE COMMITTEE OF ADJUSTMENT of the Town of Orangeville hereby appoints the 24th day of February, 1981, at the hour of 7.30 o'clock in the afternoon (local time) at the Council Chambers, Municipal Buildings, 87 Broadway, Orangeville, Ontario for the hearing of all parties interested in supporting or opposing this application.

DATED AT ORANGEVILLE this 10th day of February, 1981.

Ann E. Armstrong
Ann E. Armstrong,
Secretary-Treasurer,
Committee of Adjustment.

Explanatory note:

The Minor Variance is requested to allow for a frontage of 60 feet (18.3 metres) on Robb Boulevard, the By-law calls for 100 feet (30.48 metres).