

COMMITTEE OF ADJUSTMENT

DECISION OF COMMITTEE WITH REASONS  
RE APPLICATION FOR MINOR VARIANCE

Planning Act, R.S.O. 1990, c. P.13, ss. 45(8)

APPROVAL AUTHORITY: THE CORPORATION OF THE TOWN OF ORANGEVILLE

RE AN APPLICATION BY: Harry and Diane Bell

LOCATION OF PROPERTY: Lot 3, Registered Plan 7M-2  
5 Alder Street

PURPOSE OF APPLICATION: The applicants are requesting a minor variance to increase the <sup>46% m.m</sup> minimum lot coverage requirement from 40% to 48% in order to be able to construct a deck at the rear of the existing dwelling.

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 45 (2) of the Planning Act,



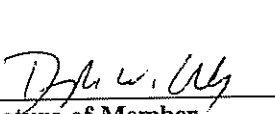
CONCUR in the following decisions and reasons for decisions made on the 21st day of April, 1999.


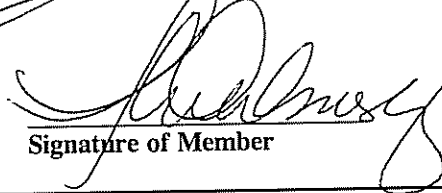
DECISION: Granted with conditions.

CONDITIONS - This decision has been made subject to the following conditions:

1. The owner provide the Secretary-Treasurer with a letter of authorization to amend the application, and
2. That the deck be setback approximately 1.5 metres (5 feet) from the westerly exterior wall of the dwelling.

REASONS FOR DECISION: The variance is considered minor and will not adversely affect neighbouring properties.

  
 Signature of Member
   
 Signature of Member
   
 Signature of Member

  
 Signature of Member
   
 Signature of Member

CERTIFICATION

Planning Act, 1990, R.S.O. c. P.13, ss. 45(10)

I, Marion Morris, Secretary-Treasurer of the Committee of Adjustment certify that the above is a true copy of the decision of the committee with respect to the application recorded therein.

DATED THIS 26th day of April 1999.

  
Marion Morris, A.M.C.T.  
Secretary-Treasurer