

NOTICE - The last day for appealing this decision is June 26th, 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) Petersfield Developments Ltd., agents for Mono Developments (Orangeville) Limited

(c) Brief description LOCATION OF PROPERTY (c) Lot 11, Plan 22T85002

(d) As set out in application PURPOSE OF APPLICATION (d) Minor Variance to the interior side yard requirement on Lot 11, Plan 22T-85002 of the Town of Orangeville

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) 27th day of May 1987

**DECISION:** IN THE MATTER OF AN APPLICATION BY Petersfield Developments Ltd., 51 Meadow Drive, Orangeville, Ontario, agent for Mono Developments (Orangeville) Limited, 180 Broadway, Orangeville, Ontario for a Minor Variance to By-law No. 60-77 as amended by By-law No. 25-87 of the Town of Orangeville on Lot 11, Plan 22T-85002 of the Town of Orangeville under the provisions 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)

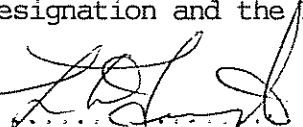
None

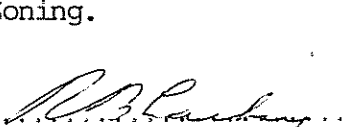
(g) State reasons for decision

**REASONS FOR DECISION: (g)**

In the opinion of the Committee, the Minor Variance was appropriate in consideration of the Official Plan Designation and the Residential Zoning.

  
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.

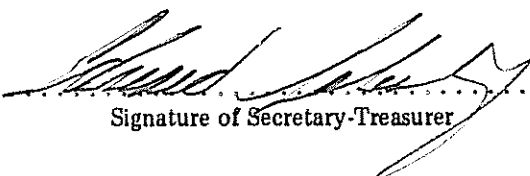
**CERTIFICATION**

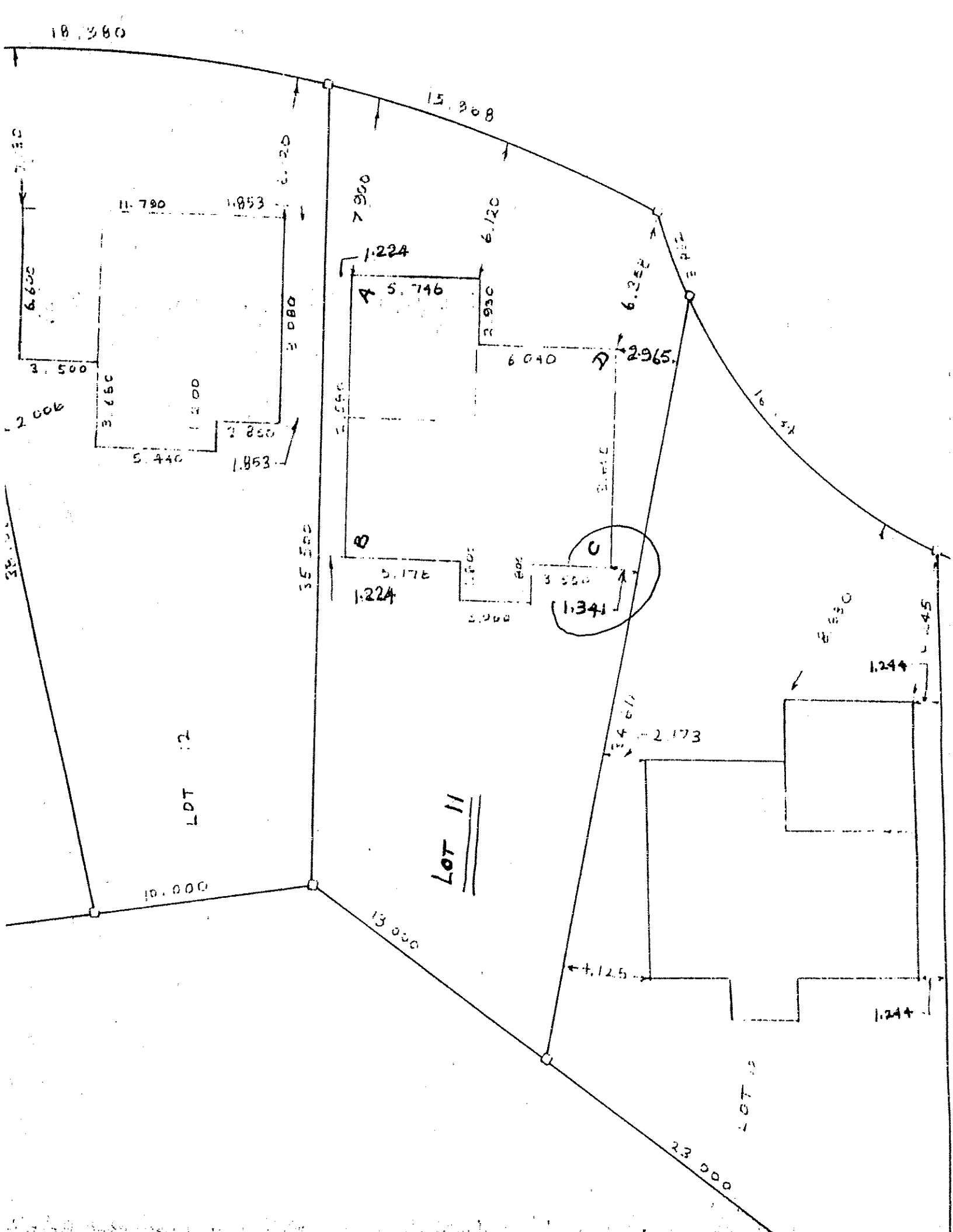
Planning Act, 1983, c. 1, ss. 44 (10)

I, Edward C. Salisbury

(h) Na. 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 5th day of June 1987

  
Signature of Secretary-Treasurer



This is a survey map showing Lot 11 and Lot 12. Lot 11 is a large irregular polygon with several internal divisions labeled A, B, and C. Lot 12 is a large area to the right of Lot 11, also with internal divisions. The map includes numerous numerical measurements for boundaries and internal features, as well as labels for 'LDT 12' and 'LOT 12'. A curved boundary is visible at the top right.



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-20/87

THE  
COMMITTEE OF ADJUSTMENT  
OF THE  
TOWN OF ORANGEVILLE  
and

IN THE MATTER OF AN APPLICATION BY Petersfield Developments Ltd., 51 Meadow Drive, Orangeville, Ontario, agent for Mono Developments (Orangeville) Limited, 180 Broadway, Orangeville, Ontario for a Minor Variance to By-law No. 60-77 as amended by By-law No. 25-87 of the Town of Orangeville on Lot 11, Plan 22T-85002 of the Town of Orangeville under the provisions 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 27th 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 13TH DAY OF MAY, 1987.

Explanatory note: The applicant wishes to obtain a Minor Variance from the Committee with regards to the interior side yard requirement. The interior side yard requirement is 1.8 meters (6') for a two storey dwelling whereas 1.341 meters (4.4') is provided. The subject property is zoned R3 - Residential Third Density Zone under By-law No. 60-77 as amended by By-law No. 25-87 of the Town of Orangeville and designated Low Density Residential in the Official Plan for the Orangeville Planning Area.