

NOTICE - The last day for appealing this decision is October 7, 1988
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 OF THE CORPORATION OF THE TOWN OF ORANGEVILLE~~

(b) Name of applicant RE AN APPLICATION BY (b) Chris Kloepfer

(c) Brief description LOCATION OF PROPERTY (c) Lot 23, Plan 217, Town of Orangeville

(d) As set out in application PURPOSE OF APPLICATION (d) Minor Variance to By law No. 60-77 of the Town of Orangeville on property described as Lot 23, Plan 217, 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) 7th day of Sept. 1988

DECISION:

In the matter of an application by Chris Kloepfer, 27 Wellington Street, Orangeville, Ontario, for permission to Extend or Enlarge a Legal Non-conforming Use on the property described at Lot 23, Plan 217, Town of Orangeville, known municipally as 27 Wellington Street 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 application is appropriate because the property is designated and zoned Residential.

.....
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)

(h) N of committee I, William C. Morris
Acting 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 20th day of September 1988 William C. Morris
Signature of Secretary-Treasurer

WELLINGTON

RECEIVED
AUG 26 1988



TOWN OF ORANGEVILLE CORPORATION OF THE TOWN OF ORANGEVILLE

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

TIME

DEPT. COMMITTEE OF ADJUSTMENT

REPLY TO: E.C. Salisbury
Secretary-Treasurer

SUBMISSION NO. A-26/88

THE
COMMITTEE OF ADJUSTMENT
OF THE
TOWN OF ORANGEVILLE
AND

IN THE MATTER OF AN APPLICATION BY Chris Kloepfer, 27 Wellington Street, Orangeville, Ontario, for permission to Extend or Enlarge a Legal Non-conforming Use on the property described as Lot 23, Plan 217, Town of Orangeville, known municipally as 27 Wellington Street, 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 7th day of September, 1988, 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 23RD DAY OF AUGUST, 1988.,

Explanatory note: The applicant wishes to demolish the existing rear portion of a single family dwelling and replace it with a larger two storey addition, containing a kitchen, family room, bathroom and three bedrooms. The subject building exists as a Legal Non-conforming Use. The subject property is zoned R2 - Residential Second Density Zone under By-law No. 60-77, and is designated Residential in the Official Plan.

PARSONS STREET

FEET

36.30

(Reference Bearing)

N 16° 05' 00" W

N 16° 05' 00" W

WELLINGTON

36.30

1B.(P.J.W.)

1B.(P.J.W.)

S.J.B.(D.J.C.)

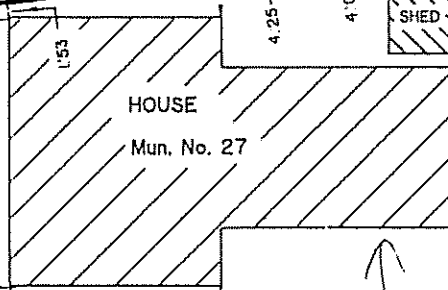
1B.(D.J.C.)

REGISTERED

Inst. No. 133053

Overhead Utility Line

N 67° 01' 40" E



AREA = 0.17 Ac.

Inst. No. 132705

LOT 23

South East Angl
LOT 23
Registered Plan

*not being
touched
except
LOT Roof*

*Remove rear
section + replace
new basement, floor
+ 2 story.*

PLAN OF SURVEY
BY D.J. CULLEN, O.L.S.
DATED OCT. 7, 1985

REGIST

LOT 9

LOT 10

Survey was done June 2/87.