

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: P & E Drywall Ltd.

LOCATION OF PROPERTY: Part of Lots 8 & 9, Registered Plan 216
2 William Street

PURPOSE OF APPLICATION: The applicant is seeking an increase in the maximum lot requirement from 35% to 36.5% in order to be able to construct a one storey single detached dwelling on the subject property.


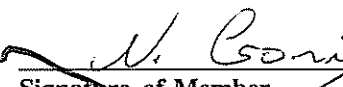
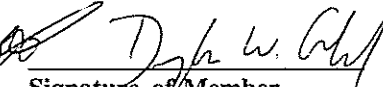
WE, the undersigned, in making the decision upon this application have considered whether or not the variance requested was minor and desirable for the appropriate development and use of the land and that the general intent and purpose of the zoning by-law and the official plan will be maintained, or 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 3rd day of April, 1996.

DECISION: Granted with conditions.

CONDITIONS - This decision has been made subject to the following conditions: That the applicant provide access to the subject property in order to allow the removal of a mature tree prior to excavation.

REASONS FOR DECISION: Variance is minor and will not adversely affect neighbouring properties.


Signature of Member 
Signature of Member 
Signature of Member

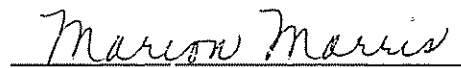
Signature of Member _____
Signature of Member

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 10th day of April 1996.



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