

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: T. B. Bryk Management & Development Ltd.

LOCATION OF PROPERTY: Lot 30, Plan 7M-3  
6 Woodvale Court

PURPOSE OF APPLICATION: The applicant is requesting a reduction of the minimum rear yard requirement from 4.5 metres (14.76 feet) to 3.0 metres (9.84 feet) in order to construct a deck on a new residential 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 19th day of May, 1999.

DECISION: Granted with conditions.

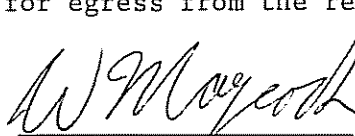
CONDITIONS - This decision has been made subject to the following conditions:

See over

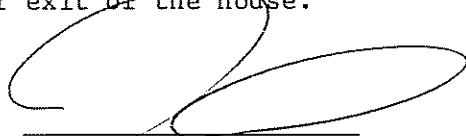
REASONS FOR DECISION: The variance is minor and is considered appropriate for egress from the rear exit of the house.



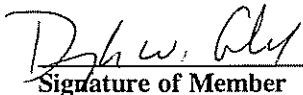
Signature of Member



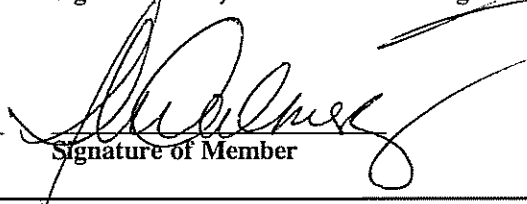
Signature of Member



Signature of Member



Signature of Member



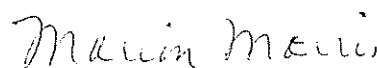
Signature of Member

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 21st day of May 1999.

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

Conditions  
File A-6/99  
Lot 30, Plan 7M-3  
6 Woodvale Court

1. The owner will provide plantings between the proposed deck and the rear property line.
2. That in consideration of the easement agreement registered on title of the subject property by Instrument No. LTD006163 on November 14, 1997, plantings between the proposed deck and the rear property line, will be subject to the approval of the Director of Public Works.
3. The owner is required to pay a security deposit, at the building permit stage, to ensure that the plantings, as approved by the Director of Public Works, are installed in conjunction with the construction of the deck.