

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: Nikor Homes

LOCATION OF PROPERTY: Parts 7 and 8
Reference Plan 7R-4229
19A Amanda Street

PURPOSE OF APPLICATION: The applicant is seeking an increase in the maximum lot coverage requirement from 30% to 35%, for a newly created lot on Amanda Street to allow for a front porch and a potential rear deck on the dwelling which is presently under construction.

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 17th day of January, 1996.

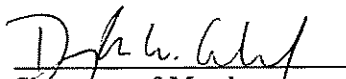
DECISION: Granted with conditions.

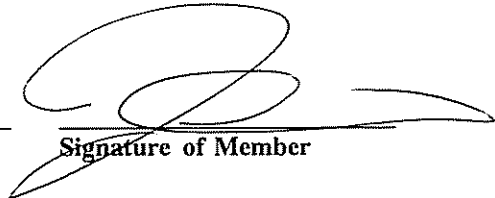
CONDITIONS - This decision has been made subject to the following conditions:

The variance is approved subject to the condition that the additional coverage be used for the purpose of a roofed front porch and an unroofed rear deck.

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

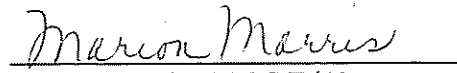
Signature of Member

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 24th day of January 1996.


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