

Committee of Adjustment

Decision for: CAV A/101/2021-Amended

Owner/Applicant	Agent	Location of Land
Qader Hashimi 241 Donessle Drive Oakville ON L6J 3Y8	Hosseini Homes Corporation c/o Mehdi Hosseini 201 Steeles Avenue East Toronto ON M2M 3Y6	PLAN 422 LOT 10 241 Donessle Drive Town of Oakville

This notice is to inform you that the request for variance made under Section 45(1) of the *Planning Act* has been **Approved** to authorize a minor variance to permit the construction of a two-storey detached dwelling on the subject property proposing the following variance(s):

No.	Zoning By-law Regulation RL1-0	Variance Request
1	Table 6.3.1 (Row 9, Column RL1) The maximum <i>dwelling depth</i> shall be 20.0 metres.	To permit the maximum dwelling depth of 22.60 metres.
2	Section 6.4.1 The maximum <i>residential floor area ratio</i> for a <i>detached dwelling</i> on a lot with a <i>lot area</i> 1301.00 m ² or greater shall be 29% (517.27 m ²); (Lot area is 1,783.69 m ²).	To permit the maximum <i>residential floor area ratio</i> for the <i>detached dwelling</i> to be 30.59% (545.59 m ²).
3	Section 6.4.6 c) The maximum <i>height</i> shall be 9.0 metres.	To permit a maximum <i>height</i> of 9.42 metres.

No written or oral submissions from the public were received. The Committee is of the opinion that the variances are considered minor in nature, desirable for the use of the land and in keeping with the general intent of the town's official plan – Livable Oakville Plan and the zoning by-law, subject to:

- That the approval expires two (2) years from the date of the decision if a building permit has not been issued for the proposed construction.
- That the dwelling be constructed in general accordance with the submitted site plan and elevation drawings to the satisfaction of the Director of Planning.

M. Telawski _____ Opposed _____

DocuSigned by:

John Hardcastle

J. Hardcastle

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S. Mikhail _____
Chairperson, Committee of Adjustment

DocuSigned by:

S. Mikhail

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DocuSigned by:

Ian Flemington

I. Flemington

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J. Murray _____
Secretary-Treasurer, Committee of Adjustment

DocuSigned by:

Joanne Murray

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DocuSigned by:

Heather McCrae

H. McCrae

Secretary-Treasurer, Committee of Adjustment

Dated at the meeting held on January 25, 2022.

Last date of appeal of decision is February 14, 2022.

NOTE: It is important that the sign(s) remain on the property until a **FINAL** decision has been rendered regarding your Application. **The sign shall be removed the day following the last date of appeal.**

This is a certified copy of the Committee of Adjustment final decision whereby no appeals filed.

Heather McCrae, ACST
Secretary-Treasurer