

Addendum 1 to Comments

September 13th, 2022

Committee of Adjustment

BY VIDEO-CONFERENCE AND LIVE-STREAMING ON TOWN WEBSITE **OAKVILLE.CA**

1)

CAV A/145/2022

PLAN 200 PT LOT B

50 Stewart Street

Proposed

Under Section 45(1) of the *Planning Act*

Zoning By-law 2014-014 requirements – RL5-0

1. To permit a *minimum* (westerly) *interior side yard* of 0.914 m.
2. To permit a *minimum front yard* of 6.067 metres.

Comments from:

Emails of Opposition – 2

From:

Sent: Sunday, September 11, 2022 8:36 PM

To: Heather McCrae <heather.mccrae@oakville.ca>

Cc:

Subject: CAV A/145/2022 Committee of Adjustment, Public Hearing Sept 13th

Hello Heather - below is our statement for consideration at the upcoming Public Hearing. Thank you.

Application #CAV A/145/2022

Public Hearing dated September 13, 2022

Written Comments: Kevin and Maggi Wiens of 52 Stewart St., Oakville

Firstly, we want to welcome Shaima and Fareed, and their children, to the neighbourhood and express our excitement for them as they embark on their home construction project.

While we have raised these concerns directly with the homeowners, we do want to formalize via the Public Hearing.

We are the residents of 52 Stewart Street (the westerly home to 50 Stewart Street) and want to express our concerns related to the proposed variance for the westerly interior side yard. At this time, we are not commenting on any other potential variances that were raised by the Town, as we understand these will also need to go through a formal Committee of Adjustment process.

We completed our home build project a few years ago (with interior side yards of 1.2m each) and at that time our builder required digging relatively close to the side yard property lines to construct the foundation. If the requested interior side yard variance is granted, we are concerned that encroachment onto our property will be required to construct the building. There are various underground service lines like gas, sump pump, and drainage that run along that side of our property, which if compromised may cause outages and damage to our home (i.e. basement flooding, etc). Further, we are also concerned about the impact to the structural integrity of our home if the hole is dug too close.

In addition, after reading the Fire Department's and Town's comments related to the minimum westerly interior side yard variance, we are now also concerned about the potential fire spread risk and accessibility, as well as the drainage issues.

While we hesitate to be an impediment to this project, we do want it to be safe for all residents and want confirmation that digging onto our property is not required.

Thank you for considering our concerns,
Kevin and Maggi

From:

Sent: Monday, September 12, 2022 9:08 AM

To: Heather McCrae <heather.mccrae@oakville.ca>

Subject: Comments on File No. CAV A/150/2022

Dear Members of Committee,

Thank you for letting us know about upcoming changes in our neighborhood (File No. CAV A/150/2022).

We would not like to have oversized house to be built on our street. It would have destructive impact on our community by taking space from traditional trees (oak, maple, pine, willow etc.). We already have many old trees destroyed by construction of big houses. Our vote is against the variance request.

Thanks,
Svetlana Mazurina
Andrey Mazurin

434 Scarsdale crescent,
Oakville, ON, L6L3W7