

Committee of Adjustment Decision for: CAV A/028/2024

<u>Owner (s)</u>	<u>Agent</u>	<u>Location of Land</u>
MYLES GALLOWAY HEATHER O'BRIAN	MATTHEW FRATARCANGELI TENHOUSE BUILDING WORKSHOP 107 GLADSTONE AVE HAMILTON ON, L8M 2H8	1314 ROYLEN RD PLAN M34 PT LOT 173

This notice is to inform you that the request for variance made under Section 45(1) of the *Planning Act* has been **Approved** to permit the construction of an accessory dwelling unit on the subject property proposing the following variance to Zoning By-law 2014-014:

No.	Current	Proposed
1	<i>Table 5.2.1 (Rows 15 and 16)</i> The minimum number of parking spaces required on the lot shall be 2.0 for a detached dwelling plus 1.0 for an accessory dwelling unit for a total of 3.0 parking spaces.	To decrease the minimum number of parking spaces to 2.0.

No written or oral submissions from the public were received. The Committee is of the opinion that the variance is 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:

- The accessory dwelling unit be constructed in general accordance with the submitted site plan and elevation drawings dated December 4, 2023; and,
- 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.

Telawski _____ Opposed _____ J. Hardcastle

L. You _____ S. Mikhail
Chairperson, Committee of Adjustment

S. Dickie _____ Opposed _____ J. Radomirovic
Assistant Secretary-Treasurer

Dated at the meeting held on February 21, 2024.

Last date of appeal of decision is March 12, 2024.

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.

Jasmina Radomirovic
Assistant Secretary-Treasurer