

Committee of Adjustment

Decision for: CAV A/161/2023

<u>Owner (s)</u>	<u>Agent</u>	<u>Location of Land</u>
VIPUL DUBEY SUGANDHA ANAND	TOMASZ GORAL 720 KING ST W #411 TORONTO ON, M5V 3S5	1089 MELVIN AVE PLAN 475 LOT 20

This notice is to inform you that the request for variance made under Section 45(1) of the *Planning Act* has been **Denied** to permit the construction of a two storey detached dwelling on the subject property proposing the following variances to Zoning By-law 2014-014:

No.	Current	Proposed
1	<i>Section 6.4.1</i> The maximum residential floor area ratio for a detached dwelling on a lot with a lot area between 743.00 m ² and 835.99 m ² shall be 40%.	To increase the maximum residential floor area ratio to 43.30%.
2	<i>Section 6.4.2 a) (Row RL2, Column 3)</i> The maximum lot coverage shall be 25% where the detached dwelling is greater than 7.0 metres in height.	To permit the maximum lot coverage to be 28.40%.

The Committee of Adjustment considered written submissions from the public in support to the application. The Committee is of the opinion that the variances are not considered minor in nature, are not desirable for the use of the land and are not in keeping with the general intent of the town's official plan – Livable Oakville Plan and the zoning by-law.

Telawski _____
DocuSigned by:
Michael Telawski
66F76251FCA647E...

DocuSigned by:
John Hardcastle
8982ADBE1B294F9... J. Hardcastle

L. You _____ Opposed _____

S. Dickie _____
DocuSigned by:
Stuart Dickie
FED5B97C565945C...

Opposed _____ S. Mikhail

Chairperson, Committee of Adjustment

DocuSigned by:
Jasmina Radomirovic
2692D94F90ED442... 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