

Committee of Adjustment

Decision for: CAV A/080/2024


Owner (s)	Agent	Location of Land
NATASHA SARRACINI AIDAN WALSH	JORIS KEEREN KEEREN DESIGN INC 11 BRONTE RD SUITE 31 OAKVILLE ON, L6L 0E1	214 MOHAWK RD PLAN M9 LOT 11


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 a two-storey detached dwelling on the subject property proposing the following variance(s) to Zoning By-law 2014-014:

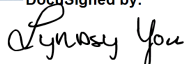
No.	Current	Proposed
1	<i>Section 6.4.1</i> The maximum residential floor area ratio for a detached dwelling on a lot with a lot area between 650.00 m ² and 742.99 m ² shall be 41%.	To increase the maximum residential floor area ratio to 43.5%.
2	<i>Section 6.4.3 (a)</i> The minimum front yard shall be 9.49 metres in this instance.	To decrease the minimum front yard to 8.38 metres.
3	<i>Section 6.4.6 c)</i> The maximum height shall be 9.0 metres.	To increase the maximum height to 9.60 metres.


The Committee of Adjustment considered written submissions from the public in support to the application. 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:

- That the dwelling be built in general accordance with the submitted site plan and elevation drawings dated April 10, 2024; 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.

M. Telawski _____
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 J. Hardcastle
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L. You _____
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 S. Mikhail
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S. Dickie _____
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 J. Radomirovic
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 Chairperson, Committee of Adjustment
 Assistant Secretary-Treasurer

Dated at the meeting held on May 15, 2024.
 Last date of appeal of decision is June 4, 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