

# Committee of Adjustment

## Decision for: CAV A/059/2024

Owner/Applicant	Agent	Location of Land
Amanpreet Kaur & Harpal Dhillon	Galvez Design Inc c/o Sergio Galvez 2030 Bristol Circle Oakville ON L6H 6P5	PLAN M154 LOT 4 372 Bronte Road 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) to Zoning By-law 2014-014:

No.	Zoning By-law Regulation	Variance Request
1	<b>Section 6.4.1</b> The maximum residential floor area ratio for a detached dwelling on a lot with a lot area between 743.00 m <sup>2</sup> and 835.99 m <sup>2</sup> shall be 40%.	To increase the maximum residential floor area ratio to 45.60%.

The Committee of Adjustment considered the oral submission in opposition to the application in coming to this decision. Notwithstanding, 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 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 development proceed in general accordance with the site plan and elevations dated March 06, 2024.

M. Telawski \_\_\_\_\_  
DocuSigned by:  
Michael Telawski  
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\_\_\_\_\_ J. Hardcastle  
DocuSigned by:  
John Hardcastle  
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S. Mikhail \_\_\_\_\_ Opposed \_\_\_\_\_  
 Chairperson, Committee of Adjustment

\_\_\_\_\_ L. You  
DocuSigned by:  
Lynsey You  
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S. Dickie \_\_\_\_\_ Opposed \_\_\_\_\_

\_\_\_\_\_ H. McCrae  
DocuSigned by:  
Heather McCrae  
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 Secretary Treasurer, Committee of Adjustment

Dated at the meeting held on April 3, 2024.

Last date of appeal of decision is April 23 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.

\_\_\_\_\_  
 Heather McCrae, ACST  
 Secretary-Treasurer