

# Committee of Adjustment Decision for: CAV A/109/2024

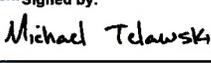
Owner/Applicant	Agent	Location of Land
Gurleen Pannun	Pamela Pozes Lumon Canada Inc. 600 ZENWAY BLVD UNIT 5 Vaughan ON, Canada L4H 3M9	235 Willowridge Crt PLAN 1524 LOT 18

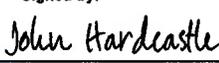
This notice is to inform you that the request for variance made under Section 45(1) of the *Planning Act* has been **Approved** to authorize a minor variance to permit the construction of two covered porch additions on the subject property proposing the following variance(s) to Zoning By-law 2014-014:

No.	Current	Proposed
1	Table 6.3.1 (Row 6, Column RL2, Footnote 6) The minimum rear yard shall be reduced to 3.5 metres on a corner lot where an interior side yard of 3.0 metres is provided.	To reduce the minimum rear yard to 1.04 m.
2	Section 6.4.2 (Row RL2, Column 3) The maximum lot coverage shall be 25% where the detached dwelling is greater than 7.0 metres in height.	To increase the maximum lot coverage to 25.87%.

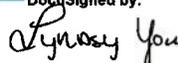
The Committee of Adjustment considered written submission from the public in support to the application. The Committee is of the opinion that the variance is considered minor in nature, desirable for the use of the land and in keeping with the general intent of the town's official plan – Livable Oakville Plan and the zoning by-law, subject to:

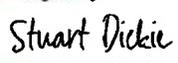
- The access stair roof and sunroom be constructed in general accordance with the submitted site plan dated January 9, 2024 and elevations dated January 9, 2024; and,
- That the approval expires two (2) years from the date of the decision if a Building Permit has not been issued for the proposed construction.

Signed by:  
  
 M. Telawski \_\_\_\_\_  
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 Chairperson, Committee of Adjustment

Signed by:  
  
 \_\_\_\_\_ J. Hardcastle  
8982ADBE1B294F9...

S. Mikhail \_\_\_\_\_ Absent

DocuSigned by:  
  
 \_\_\_\_\_ L. You  
001C4EBA26964B7...

Signed by:  
  
 S. Dickie \_\_\_\_\_  
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 \_\_\_\_\_ J. Ulcar  
 Secretary-Treasurer, Committee of Adjustment

Dated at the meeting held on July 24, 2024.

Last date of appeal of decision is August 13, 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.

\_\_\_\_\_  
Jennifer Ulcar  
Secretary-Treasurer