

Committee of Adjustment

Decision for: CAV A/120/2024

Owner/Applicant	Agent	Location of Land
Town of Oakville	Brandon Bortoluzzi Salter Pilon Architecture Inc. 151 Ferris Lane Unit 400 Barrie ON, CANADA L4M 6C1	4075 Sixth Line PLAN M1221 PT BLK 154 RP 20R21707 PARTS 1 4 AND 5

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 new two storey emergency services facility (fire hall) on subject property proposing the following variances to Zoning By-law 2009-189:

No.	Current	Proposed
1	<i>Table 5.1B (row 31)</i> The parking requirements for any non-residential use not specified in Table 5.1B shall be a maximum of 1 parking space per 30 square metres of leasable floor area for a maximum of 28 parking spaces.	To increase the maximum number of parking spaces to 46.
2	<i>Section 4.3.2 v. b. & Table 7.12.2 (row 4, column 1)</i> The maximum front yard shall be 6.0m.	To increase the maximum front yard to 17.0m.
3	<i>Section 4.3.2 v. b. & Table 7.12.2 (row 6, column 1)</i> The maximum flankage yard shall be 6.0m.	To increase the maximum flankage yard to 29.0m.

No written or oral submissions from the public were received. The Committee is of the opinion that the variances are 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 fire hall be constructed in general accordance with the final approved site plan to the satisfaction of the Director of Planning and Development.
- 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 _____
 Signed by: Michael Telawski
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_____ J. Hardcastle
 Signed by: John Hardcastle
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S. Mikhail _____
 Signed by: Shery Mikhail
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 Chairperson, Committee of Adjustment

_____ L. You
 Absent

S. Dickie _____
 Signed by: Stuart Dickie
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_____ J. Ular
 Signed by: J. Ular
37894E7DFD2743E...
 Secretary-Treasurer, Committee of Adjustment

Dated at the meeting held on August 21, 2024.

Last date of appeal of decision is September 10, 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 Ular
 Secretary-Treasurer