

## Committee of Adjustment Decision for: CAV A/049/2024

Owner/Applicant	Agent	Location of Land
Zana Yassen	Lawrence Malek SG&M Architects Inc 193 ROE Ave Toronto ON, Canada M5M 2J1	326 Sandewood Rd PLAN 1060 LOT 53

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

No.	Current	Proposed
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 1,022.00 m <sup>2</sup> and 1,114.99 m <sup>2</sup> shall be 37%.	To increase the maximum residential floor area ratio to 38.39%.

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

M. Telawski \_\_\_\_\_  
 Signed by: Michael Telawski  
5D7A1EC2246C43D...

\_\_\_\_\_ J. Hardcastle  
 Signed by: John Hardcastle  
8982ADBETB294F9...

S. Mikhail \_\_\_\_\_  
 Chairperson, Committee of Adjustment

\_\_\_\_\_ Absent L. You

S. Dickie \_\_\_\_\_  
 Signed by: Stuart Dickie  
FED5B97C565945C...

\_\_\_\_\_ J. Ulcar  
 Signed by: J. Ulcar  
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 Ulcar  
 Secretary-Treasurer