

Committee of Adjustment Notice of Decision

under Section 45 of the *Planning Act*, R.S.O. 1990 c. P13



File No. A/075/2025

Applicant / Owner	Authorized Agent	Property
F. KHALILI	Joris Keeren Keeren Design 11 Bronte Rd Unit 31 Oakville ON L6L 0E1	1349 Clearview Dr PLAN 432 PT LOT 7 RP 20R7709 PART 9

Zoning of property: RL3-0, Residential, By-law 2014-014, as amended

The request made under Section 45(1) of the *Planning Act* has been **approved** to authorize a minor variance to permit the proposed consent application for the severed parcel (Part 2) of the subject property proposing the following variance to Zoning By-law 2014-014:

No.	Current	Proposed
1	Table 6.3.1 (Column RL3, Row 2) The minimum lot frontage shall be 18.0 metres.	To reduce the minimum lot frontage to 13.185 metres.

The Committee considered all relevant information including the applicant's submission materials and presentation, observations from their site visit, town staff and agency comments. And the Committee considered all written submissions in opposition and support of the application in coming to this decision. 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 and zoning by-law subject to the following conditions:

1. That the owner/applicant receive approval of Consent Application B25/02 and Minor Variance Application A/074/2025.

Signed by:
Michael Telawski
M. Telawski, Member
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Signed by:
Stuart Dickie
S. Dickie, Member
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Signed by:
Shery Mikhail
S. Mikhail, Chair
0CE5B1DD188544A...

Absent

J. Hardcastle, Member
S. Price, Member
S. Coyne, Asst. Secretary-Treasurer

Signed by:
Susan Price
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Signed by:
Sharon Coyne
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Dated at the hearing held on July 09, 2025.

This decision is subject to appeal to the Ontario Land Tribunal (OLT) by filing with the OLT e-file service, or through the Town of Oakville's Committee of Adjustment office, **no later than 4:30 p.m. on July 29, 2025**.

I hereby certify this is a copy of the Committee of Adjustment final and binding decision whereby no appeals were filed.

S. Coyne, Asst. Secretary-Treasurer