

**CONSENT APPLICATIONS  
Under Section 53 of the *Planning Act***

**To be held on Wednesday, January 18, 2017, starting at 6:30 p.m.  
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive**

**File Nos.:** D08-01-16/B-00403 & D08-01-16/B-00404  
**Owner(s):** Ethos Infill & Developments Inc.  
**Location:** 106, (108) Chippewa Avenue  
**Ward:** 8 - College  
**Legal Description:** Lots 2021, 2022, 2023, 2024, and 2025, Reg. Plan 375  
**Zoning:** R1FF [632]  
**Zoning By-law:** 2008-250

**PURPOSE OF THE APPLICATIONS:**

At its Hearing on September 7, 2016 the Committee refused Consent Applications (D08-01-16/B-00191 to D08-01-16/B-00201) to subdivide the property into three separate parcels of land and Minor Variance Applications (D08-02-16/A-00202 to D08-02-16/A-00204) for reduced lot widths and areas pertaining to each parcel. The Owner has now revised its plans and wants to demolish the existing dwelling and detached garage and subdivide the property into two separate parcels of land in order to construct two, two-storey detached dwellings. The two newly created parcels will each contain a proposed two-storey detached dwelling.

**CONSENT IS REQUIRED FOR THE FOLLOWING:**

In order to do this, the Owner requires the Consent of the Committee for Conveyances.

File No.	Frontage	Depth	Area	Part No.	Municipal Address
B-00403	19.05 m	28.99 m	552.35 m <sup>2</sup>	1	108 Chippewa Avenue, proposed detached dwelling
B-00404	19.05 m	28.99 m	552.45 m <sup>2</sup>	2	106 Chippewa Avenue, proposed detached dwelling

Approval of these applications will have the effect of creating two separate parcels of land. Both parcels will not be in conformity with the requirements of the Zoning By-law and therefore, Minor Variance Applications (D08-02-16/A-00371 & D08-02-16/A-00372) have been filed and will be heard concurrently with these applications.