

MINOR VARIANCE APPLICATION
Under Section 45 of the *Planning Act*

To be held on Wednesday, July 19, 2017, starting at 1:00 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File No.: D08-02-17/A-00163
Owner(s): Tamaini Snaith and Rick Brummer
Location: 193 Churchill Avenue North
Ward: 15 - Kitchissippi
Legal Description: Part Lot 60, Reg. Plan 267
Zoning: R3EE
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATION:

The Owners want to demolish the existing dwelling and shed and construct a three-storey detached dwelling, with a rooftop terrace, as shown on plans filed with the Committee.

RELIEF REQUIRED:

In order to proceed, the Owner requires the Authority of the Committee for Minor Variances from the Zoning By-law as follows:

- a) To permit a reduced lot area of 245 square metres, whereas the By-law requires a minimum lot area of 450 square metres.
- b) To permit a reduced lot width of 12.19 metres, whereas the By-law requires a minimum lot width of 15 metres.
- c) To permit an increased area of 12.5 square metres for a rooftop access, whereas the By-law permits a maximum area of 10.5 square metres for a rooftop access.
- d) To permit an ornamental element to project 2.0 metres into a required front yard, whereas the By-law permits an ornamental element to project a maximum of 0.6 metres into a required yard.
- e) To permit a double driveway with a width of 4.9 metres on a lot with a width of 12.19 metres, whereas the By-law permits double driveways only on lots with widths of more than 15 metres.

THE APPLICATION indicates that the Property is not the subject of any other current application under the *Planning Act*.