

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

**To be held on Wednesday, December 6, 2017, starting at 1:00 p.m.**  
**Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive**

**File No.:** D08-01-17/B-00381 & D08-01-17/B-00382  
**Owner(s):** Alex Hay  
**Location:** 146, (144) Northwestern Avenue  
**Ward:** 15 - Kitchissippi  
**Legal Description:** Part Lot 14, Reg. Plan 331  
**Zoning:** R2D [2159]  
**Zoning By-law:** 2008-250

**PURPOSE OF THE APPLICATIONS:**

The Owner wants to demolish the existing dwelling and subdivide his property into two separate parcels of land in order to establish separate ownerships for each unit of a proposed two-storey, semi-detached dwelling.

**CONSENT IS REQUIRED FOR THE FOLLOWING:**

In order to do this, the Owner requires the Consent of the Committee for Conveyances. The property is shown as Parts 1 and 2 on a Draft 4R-Plan filed with the applications and the separate parcels will be as follows:

File No.	Frontage	Depth	Area	Part	Municipal Address
B-00381	7.62 m	40.05 m	305.2 sq. m.	1	144 Northwestern Avenue
B-00382	7.62 m	40.05 m	305.2 sq. m.	2	146 Northwestern Avenue

The proposed parcels of land will not be in conformity with the requirements of the Zoning By-law and therefore, Applications for Minor Variances (D08-02-17/A-00314 & D08-02-17/A-00315) have been filed and will be heard concurrently with these applications.