

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

**To be held on Wednesday, February 21, 2018 starting at 1:00 p.m.**  
**Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive**

**File No.:** D08-02-17/A-00362  
**Owner(s):** MJ Groupe Perfectus Inc.  
**Location:** 296 Duncairn Avenue  
**Ward:** 15 - Kitchissippi  
**Legal Description:** Lot 11, Reg. Plan 362  
**Zoning:** R3S  
**Zoning By-law:** 2008-250

**PURPOSE OF THE APPLICATION:**

The Owner wants to demolish the existing dwelling and construct a two-storey detached dwelling, as shown on plans filed with the Committee.

**RELIEF REQUIRED:**

In order to proceed, the Owner requires the Authority of the Committee for a Minor Variance from the Zoning By-law to permit a reduced front yard setback of 4.1 metres, whereas the By-law requires a minimum front yard setback of 6.0 metres.

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