

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

To be held on Wednesday, April 4, 2018, starting at 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File Nos.: D08-02-18/A-00059, D08-02-18/A-00060
Owner(s): Derrick and Anna Romeo
Location: 108 (106) Granton Avenue
Ward: 8-College
Legal Description: Lots 2278, 2279, 2280 and 2281, Registered Plan 375
Zoning: R1FF[632]
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATIONS:

The Owners' property consists of four full lots on a Plan of Subdivision. Therefore, the Owners want to demolish the existing detached dwelling and garage to construct two new, two-storey detached dwellings, as shown on plans filed with the Committee.

The Consent of the Committee to a severance is not required to allow development to proceed.

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-00059: 106 Granton Avenue, (Lots 2280 and 2281) on the plan filed, proposed detached dwelling

- a) To permit a reduced lot width of 15.25 metres whereas the By-law requires a minimum lot width of 19.5 metres.
- b) To permit a reduced lot area of 418.6 square metres whereas the By-law requires a minimum lot area of 600 square metres.

A-00060: 108 Granton Avenue, (Lots 2278 and & 2279) on the plan filed, proposed detached dwelling.

- c) To permit a reduced lot width of 15.25 metres whereas the By-law requires a minimum lot width of 19.5 metres.
- d) To permit a reduced lot area of 418.6 square metres whereas the By-law requires a minimum lot area of 600 square metres.

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