

CONSENT APPLICATIONS
Under Section 53 of the *Planning Act*

To be held on Wednesday, June 20, 2018, starting at 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File Nos.: D08-01-18/B-00162 to D08-01-18/B-00164
Owner(s): Sima Abdollahpour
Location: (2A, 2B), 4 Leona Avenue
Ward: 9 - Knoxdale-Merivale
Legal Description: Lot 143, reg. Plan 289002
Zoning: R1FF
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATIONS:

In 2013, the Committee granted Consent Applications (D08-01-10/B-00246 to D08-01-10/B-00248) and Minor Variance Applications (D08-02-10/A-00238 to D08-02-10/A-00240) pertaining to the development of this property. The Consent Applications were not completed within the required statutory timeframe. Earlier in 2018, the Committee refused Consent Applications (D08-01-18/B-00037 to D08-01-18/B-00039) and Minor Variance Applications (D08-02-18/A-00037 and D08-02-18/A-00038) pertaining to the revised plans for the development of the property.

The Owner has now filed Consent Applications (D08-01-18/B-00162 to D08-01-18/B-00164) to subdivide her property into three separate parcels of land. One parcel will contain the existing detached dwelling and it is proposed to construct a new detached dwelling on each of the remaining two parcels. It should be noted that, the Owner wants to proceed with the development of the property using the Minor Variances (D08-02-10/A-00239 and D08-02-10/A-00240) granted in 2013.

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 to 3 on Plan 4R-27095 and the separate parcels will be as follows:

File No.	Frontage	Depth	Area	Part No.	Municipal Address
B-00162	15.03 m	82.31 m	774.9 m ²	1	4 Leona Ave., existing dwelling
B-00163	15.02 m	81.31 m	774.9 m ²	2	2B Leona Ave., proposed dwelling

File No.	Frontage	Depth	Area	Part No.	Municipal Address
B-00164	15.03 m	83.07 m	774.8 m ²	3	2A Leona Ave., proposed dwelling

THE APPLICATIONS indicate that the Property is the subject of related minor variance applications as noted above under the *Planning Act*.