

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

To be held on Wednesday, June 20, 2018, starting at 1:00 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File No.: D08-02-18/A-00189
Owner(s): Paula Fedeski-Koundakjian and Vicken Koundakjian
Location: 3 Wendover Avenue
Ward: 17 - Capital
Legal Description: Lot 45A, Reg. Plan M-37
Zoning: R2R
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATION:

The Owners want to demolish the existing one-storey addition located at the rear of the dwelling and construct a new 3.061 m x 7.142 m, one-storey addition, as shown on plans filed with the Committee.

RELIEF REQUIRED:

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

- a) To permit a reduced rear yard setback of 4.4 metres or 18.9% of the lot depth, whereas the By-law requires a minimum rear yard setback of 25% of the lot depth, in this case 5.83 metres.
- b) To permit a reduced rear yard area of 41.7 square metres or 18.6% of the lot area, whereas the By-law requires a minimum rear yard area of 25% of the lot area, in this case 56.1 square metres.

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