

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

To be held on Wednesday, November 21, 2018, starting 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 CentrepoinTE Drive

File Nos.: D08-02-18/A-00366 & D08-02-18/A-00367
Owner(s): Francesca Marinelli
Location: 1943 Prince of Wales Drive
Ward: 9 – Knoxdale - Merivale
Legal Description: Lot 18 Reg Plan 419
Zoning: R2M (641)
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATIONS:

The Owner has filed Consent Applications (D08-01-18/B-00376 & D08-01-18/B-00366) which, if approved, will have the effect of creating three separate parcels of land. The location of the proposed detached dwelling and one of the semi-detached dwellings will not be in conformity with the requirements of the Zoning By-law, as shown on the plans filed with the Committee.

RELIEF REQUIRED:

In order to proceed, the Owner requires the Authority of the Committee of Minor Variances from the Zoning By-law as follows:

A-00366: 2A Rideau Shore Court, Part 1 on the Draft 4R-Plan with the applications, proposed semi-detached dwelling.

- a) To permit a reduced easterly side yard setback of 2.0 metres, whereas the By-law requires a minimum side yard setback of 2.5 metres.

A-00367:2C Rideau Shore Court, Part 3 on the Draft 4R-Plan with the applications, proposed detached dwelling.

- b) To permit a reduced setback from the normal high water mark of 26.0 metres, whereas the By-law requires a minimum setback of 30 metres from the normal high water mark of a watercourse or waterbody.