

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

To be held on Wednesday, August 21, 2019, starting 6:30 p.m.
Ben Franklin Place, The Chamber, Main Floor, 101 Centrepointe Drive

File Nos.: D08-02-19/A-00219 and D08-02-19/A-00220
Owner(s): 11054511 Canada Inc.
Location: 1620 (1622) Ortona Avenue
Ward: 16 - River
Legal Description: Part of Lot 92, Registered Plan 455
Zoning: R1GG
Zoning By-law: 2008-250

PURPOSE OF THE APPLICATIONS:

The Owner has filed Consent Applications (D08-01-19/B-00228 and D08-01-19/B-00229) which, if approved, will have the effect of creating two separate parcels of land which will not be in conformity with the requirements of the Zoning By-law. The Owner wants to demolish the existing dwelling and garage in order to construct two, two-storey, detached dwellings, with one detached dwelling on each new parcel of land, as shown on plans filed with the Committee.

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-00219: 1620 Ortona Avenue, Part 1 on Draft 4R-Plan, one detached dwelling

- a) To permit a reduced lot width of 14.96 metres, whereas the By-law requires a minimum lot width of 18 metres.

A-00220: 1622 Ortona Avenue, Part 2 on Draft 4R-Plan, one detached dwelling

- b) To permit a reduced lot width of 14.96 metres, whereas the By-law requires a minimum lot width of 18 metres.

THE APPLICATIONS indicate that the Property is the subject of the above-noted Consent applications under the *Planning Act*.