



COMMITTEE OF ADJUSTMENT  
AGENDA

PLEASE **TURN OFF**  
ALL **CELL PHONES** AND  
**PAGERS** DURING THE  
COMMITTEE HEARIN

Location: COUNCIL CHAMBERS  
Hearing: APRIL 11, 2013 AT 1:30 P.M.

1. CALL TO ORDER
2. DISCLOSURES OF DIRECT OR INDIRECT PECUNIARY INTEREST
3. REQUESTS FOR WITHDRAWAL/DEFERRAL

**NEW APPLICATIONS - (CONSENT)**

<u>File</u>	<u>Name of Applicant</u>	<u>Location of Land</u>	<u>Ward</u>
B-34/13	NIRMAL & SURINDER TOOR	3188 PARKERHILL RD	7

**DEFERRED APPLICATIONS - (CONSENT)**

**NONE**

**NEW APPLICATIONS - (MINOR VARIANCE)**

<u>File</u>	<u>Name of Applicant</u>	<u>Location of Land</u>	<u>Ward</u>
A-135/13	KERSTIN POPOVA	117 OAKES DR	1
A-136/13	SANDEEP GILL	6864 SECOND LINE WEST	11
A-137/13	ANGELO FARNETI & ANGELA MARTINS	818 WHITNEY DR	1
A-138/13	STEVE & ANNA JARNEVIC	1731 BRISTOL RD W	6
A-139/13	2345154 ONTARIO INC.	2980 DREW RD	5
A-140/13	GLEN D. SEWELL & FLORENCE K. PAAT	1591 EGLINTON AVE W	6
A-141/13	MARIA FLORES & TROY NICHOL	466 COMISKEY CRES	11
A-142/13	1579954 ONTARIO LTD.	800 SOUTHDOWN RD	2
A-143/13	STARLIGHT INVESTMENTS	95 PAISLEY BLVD W	7

**DEFERRED APPLICATIONS - (MINOR VARIANCE)**

<u>File</u>	<u>Name of Applicant</u>	<u>Location of Land</u>	<u>Ward</u>
A-56/13	KENNETH KUMAR	1255 CANTERBURY RD	1

**Note:** If you wish to receive a copy of the Committee's decision, please complete the form entitled "Request for Written Notice of Decision". This form is located on the table adjacent to the entrance doors to your right. (Please do not remove that form from the table. Thank you.)



S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "B" 34/13

WARD: 7

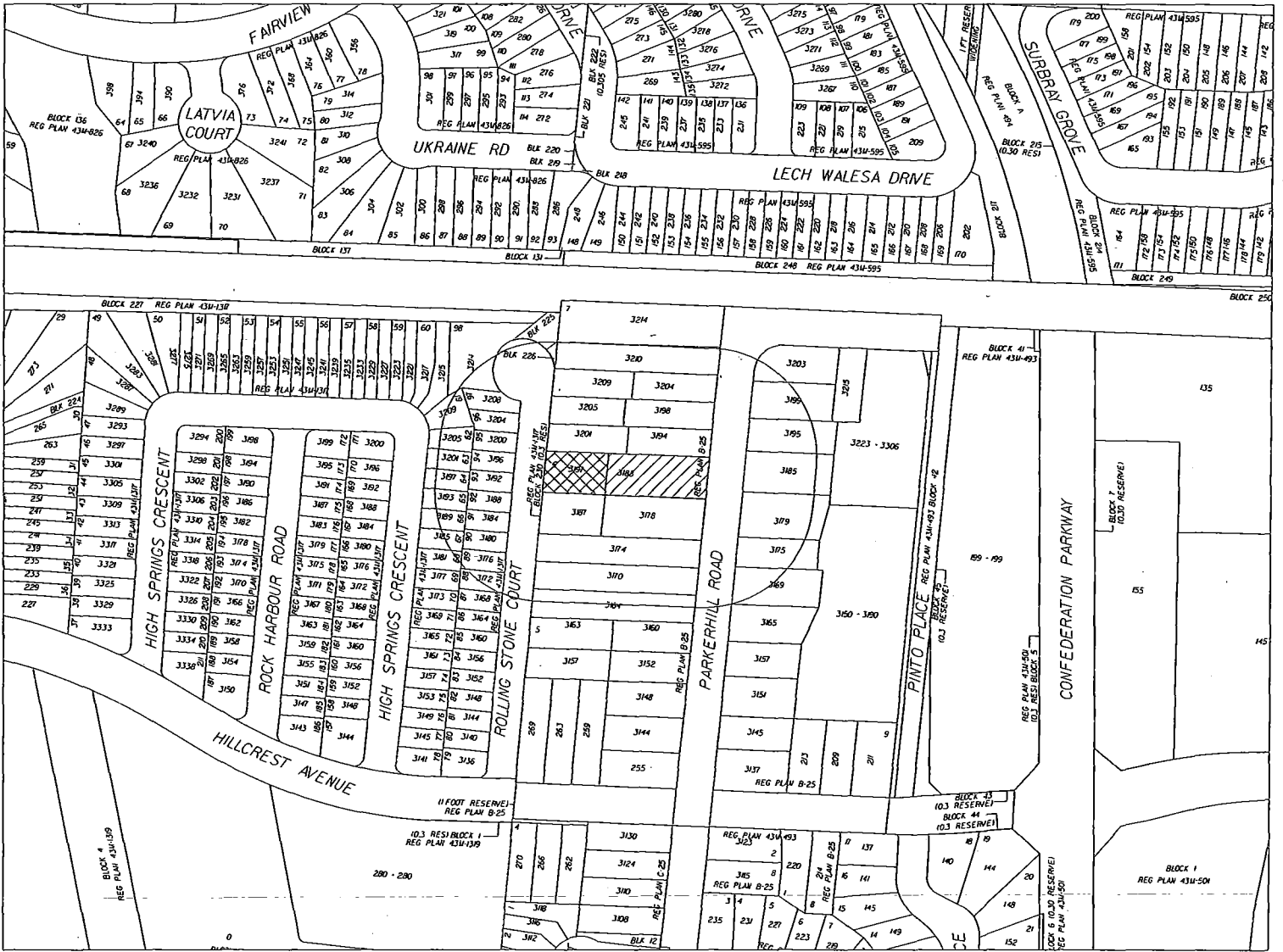
## COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

**NIRMAL & SURINDER TOOR** are the owners of Part of Lot 6, Registered Plan B-25, located and known as **3188 PARKERHILL ROAD & 3197 ROLLING STONE COURT**, zoned R3, Residential. The applicants request the consent of the Committee to the conveyance of a parcel of land proposing a lot frontage of approximately 22.86 m (75.00 ft.) and a lot area of approximately 780.36 m<sup>2</sup> (8,400.00 sq. ft.). The effect of the application is to create a new lot for residential purposes.

The Committee has set **Thursday, April 11, 2013 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing.

This notice is sent to you because you are either the applicant concerned, the assessed owner of one of the neighbouring properties, or a person likely to be interested in this application. Should you desire to express your approval or objection to the application, you may do so at the public hearing. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer prior to or during the hearing and such written submissions shall be available for inspection by any interested person. If you wish to be notified of the decision of the Committee in respect of the proposed consent, you must make a written request to the Committee of Adjustment requesting notification of the Committee's decision or attend the hearing in person or by counsel or you will not be entitled to receive a copy of the Committee's decision or any subsequent correspondence relating to any future Ontario Municipal Board proceedings. If a person or public body that files an appeal of the decision and/or any condition imposed by the Committee of Adjustment in respect of the proposed consent, does not make a written submission to the Committee of Adjustment before it gives or refuses to give a provisional consent, then the Ontario Municipal Board may dismiss the appeal. Requests for deferment of hearing date, by the applicant or representative, must be for reasonable cause and an alternative hearing date will be at the discretion of the Committee. Failure of the Applicant or their Representative to appear at any hearing may result in the automatic dismissal of the application.

Further information may be obtained between 8:30 a.m. and 4:30 p.m., Monday to Friday at the Mississauga Civic Centre, Committee of Adjustment Office, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario L5B 3C1, Telephone No. 311 or (905) 615-4311 if outside Mississauga and Fax No. 905-615-3950.



# Committee of Adjustment

Subject Property : 3188 PARKER HILL RD. & 3197 ROLLING STONE COURT File Number : B03413

Z Area : 22

Agent : G. POLICELLI





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 135/13

WARD: 1

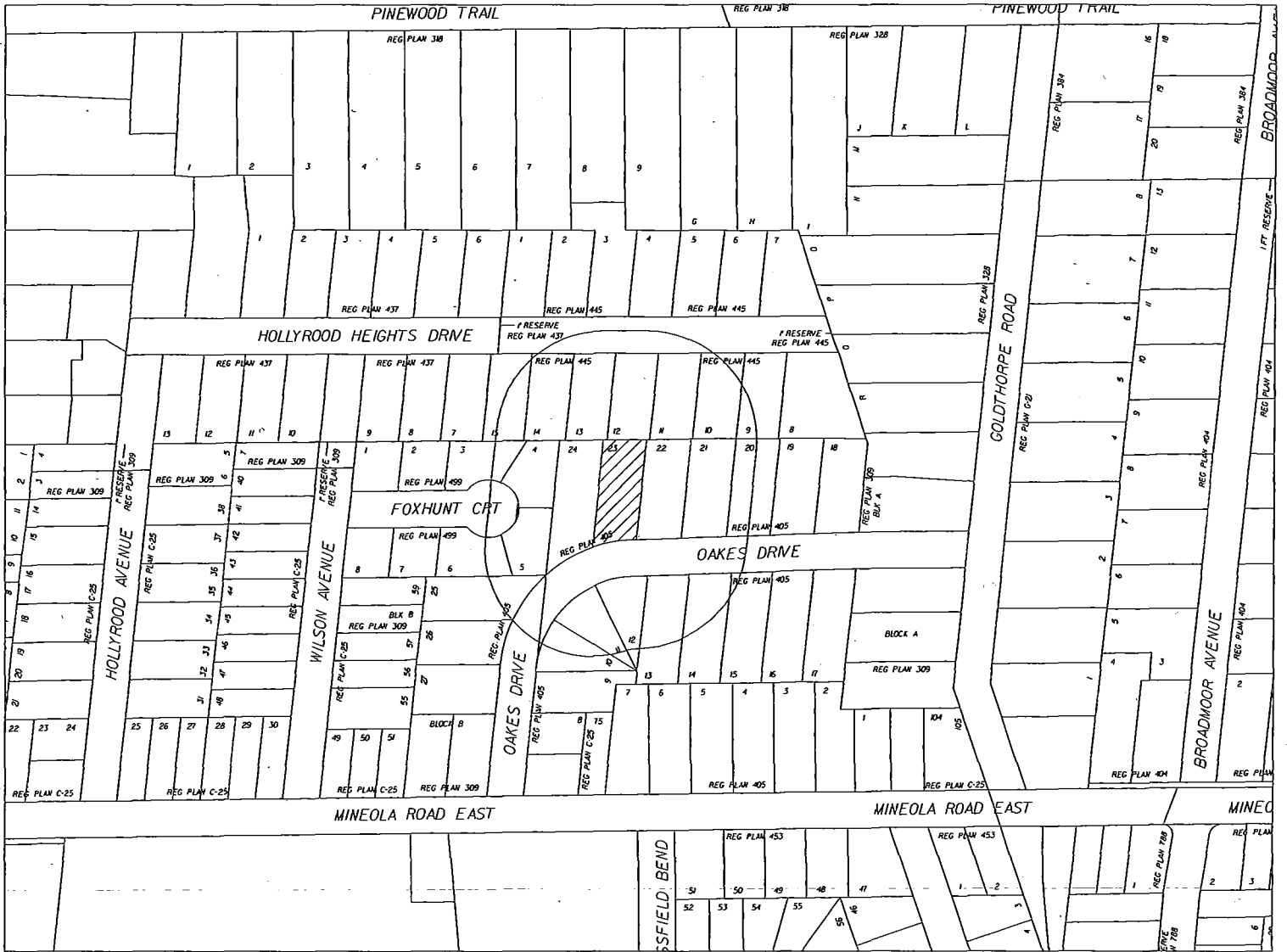
## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**KERSTIN POPOVA** is the owner of Lot 23, Registered Plan 405, located and known as **117 OAKES DRIVE**, zoned R3-2, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a rear addition to the existing dwelling proposing a gross floor area - infill residential of 500.13 m<sup>2</sup> (5,383.53 sq.ft.); whereas By-law 0225-2007, as amended, permits a maximum gross floor area - infill residential of 190.00 m<sup>2</sup> (2,045.20 sq.ft.) plus 0.20 times the lot area, being 462.90 m<sup>2</sup> (4,982.77 sq.ft.) in this instance.

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## Committee of Adjustment

Subject Property : 117 OAKES DR.  
 Z Area : 7

File Number : A13513  
 Agent : M. CZORAJ





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 136/13

WARD: 11

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**SANDEEP GILL** is the owner of Part of Lot 10, Concession 3, W.H.S., located and known as **6864 SECOND LINE WEST**, zoned R2-10, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a new two storey detached dwelling on the subject property proposing to permit::

1. a north-westerly side yard of 1.80 m (5.90 ft.) and an south-easterly side yard of 2.04 m (6.69 ft.); whereas By-law 0225-2007, as amended, requires minimum side yards of 2.41 m (7.90 ft.) in this instance;
2. a combined width of side yards of 3.84 m (12.59 ft.); whereas By-law 0225-2007, as amended, requires a minimum combined width of side yards of 27.00% of the lot frontage, being 5.08 m (16.66 ft.) in this instance;
3. a dwelling depth of 23.35 m (76.60 ft.); whereas By-law 0225-2007, as amended, permits a maximum dwelling depth of 20.00 m (65.61 ft.) in this instance;
4. a height to the lower edge of the eaves of 6.60 m (21.65 ft.); whereas By-law 0225-2007, as amended, permits a maximum height to the lower edge of eaves of 6.40 m (20.99 ft.) in this instance.

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## Committee of Adjustment

Subject Property : 6864 SECOND LINE WEST

File Number : A13613

Z Area : 45E

Agent : W.E. OUGHTRED & ASSOCIATES INC.





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 137/13

WARD: 1

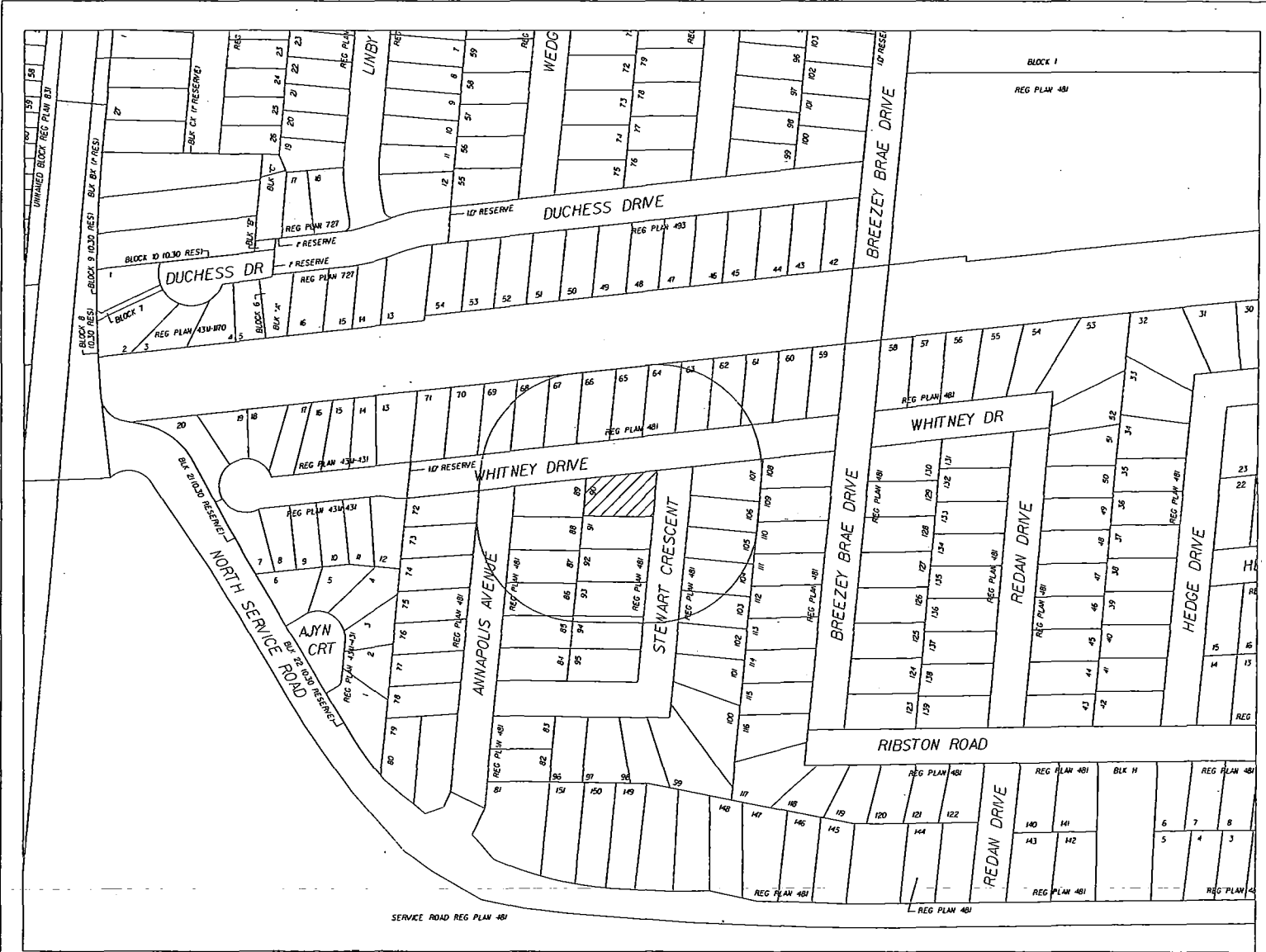
## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**ANGELO FARNETI & ANGELA MARTINS** are the owners of Lot 90, Registered Plan 481, located and known as **818 WHITNEY DRIVE**, zoned R3, Residential. The applicants request the Committee to authorize a minor variance to permit the existing storage shed to remain having an exterior side yard of 0.91 m (3.00 ft.) and a rear yard of 0.60 m (2.00 ft.); whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00 m (19.68 ft.) and a minimum rear yard of 1.20 m (3.93 ft.) in this instance.

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## Committee of Adjustment

Subject Property : 818 WHITNEY DR.  
 Z Area : 13

File Number : A13713  
 Agent : A. FARNETI





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 138/13

WARD: 6

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**STEVE & ANNA JARNEVIC** are the owners of Part of Lot 3, Concession 4, W.H.S., located and known as **1731 BRISTOL ROAD WEST**, zoned R1, Residential. The applicants request the Committee to authorize a minor variance to permit the outdoor storage of landscaping tools and equipment for a landscaping business in the rear yard of the subject property; whereas By-law 0225-2007, as amended, does not permit this use in a R1, Residential zone.

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## Committee of Adjustment

Subject Property : 1731 BRISTOL RD. W.

File Number : A13813

Z Area : 38W

Agent : \_\_\_\_\_





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 139/13

WARD: 5

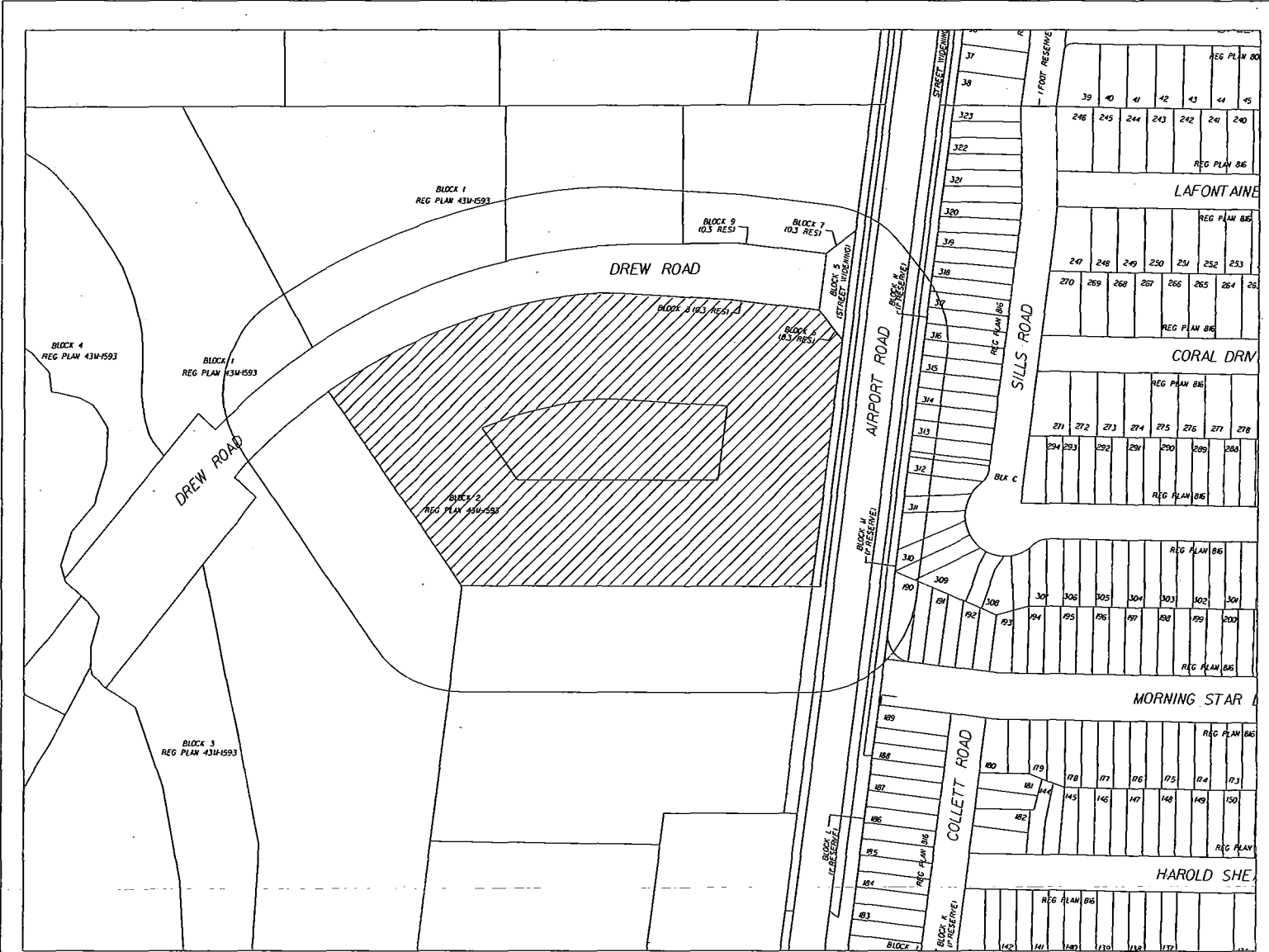
## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**2345154 ONTARIO INC.** is the owner of Unit 25, Level 2, PSCP-884, located and known as **2980 DREW ROAD**, zoned E2-38. The applicant requests the Committee to authorize a minor variance to permit the establishment of a finance and accounting office within Unit 225 of the subject building providing a total of 691 parking spaces for all uses on the site; whereas By-law 0225-2007, as amended, requires a minimum of 704 parking spaces for all uses on the site in this instance.

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## Committee of Adjustment

Subject Property : 2980 DREW RD. UNIT 225

File Number : A13913

Z Area : 49E

Agent : R. CHAKU





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 140/13

WARD: 6

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

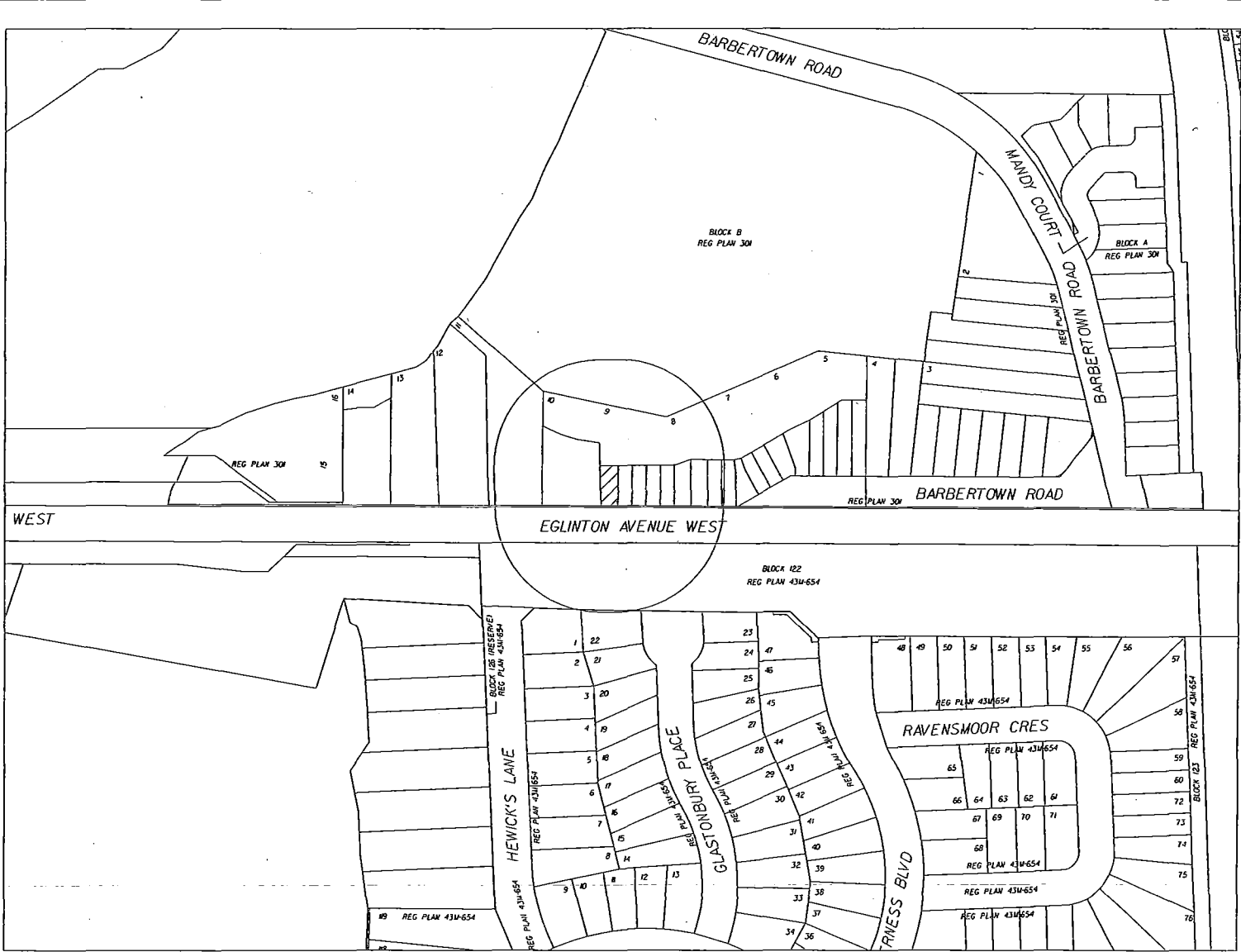
**GLEN D. SEWELL & FLORENCE K. PAAT** are the owners of Part of Lot 9, Registered Plan 301, located and known as **1591 EGLINTON AVENUE WEST**, zoned RM5-47, Residential. The applicants request the Committee to authorize a minor variance to permit the construction of a rear deck on the second storey of the subject dwelling proposing:

1. a setback of 2.87 m (9.41 ft.) to lands zoned G2, Greenbelt; whereas By-law 0225-2007, as amended, requires a minimum setback of 5.00 m (16.40 ft.) to lands zoned G2, Greenbelt in this instance; and,
2. a rear yard of 2.87 m (9.41 ft.); whereas By-law 0225-2007, as amended, requires a minimum rear yard of 7.50 m (24.60 ft.) in this instance.

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## Committee of Adjustment

Subject Property : 1591 EGLINTON AVE. W.

File Number : A14013

Z Area : 38W

Agent : G.D. SEWELL





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 141/13

WARD: 11

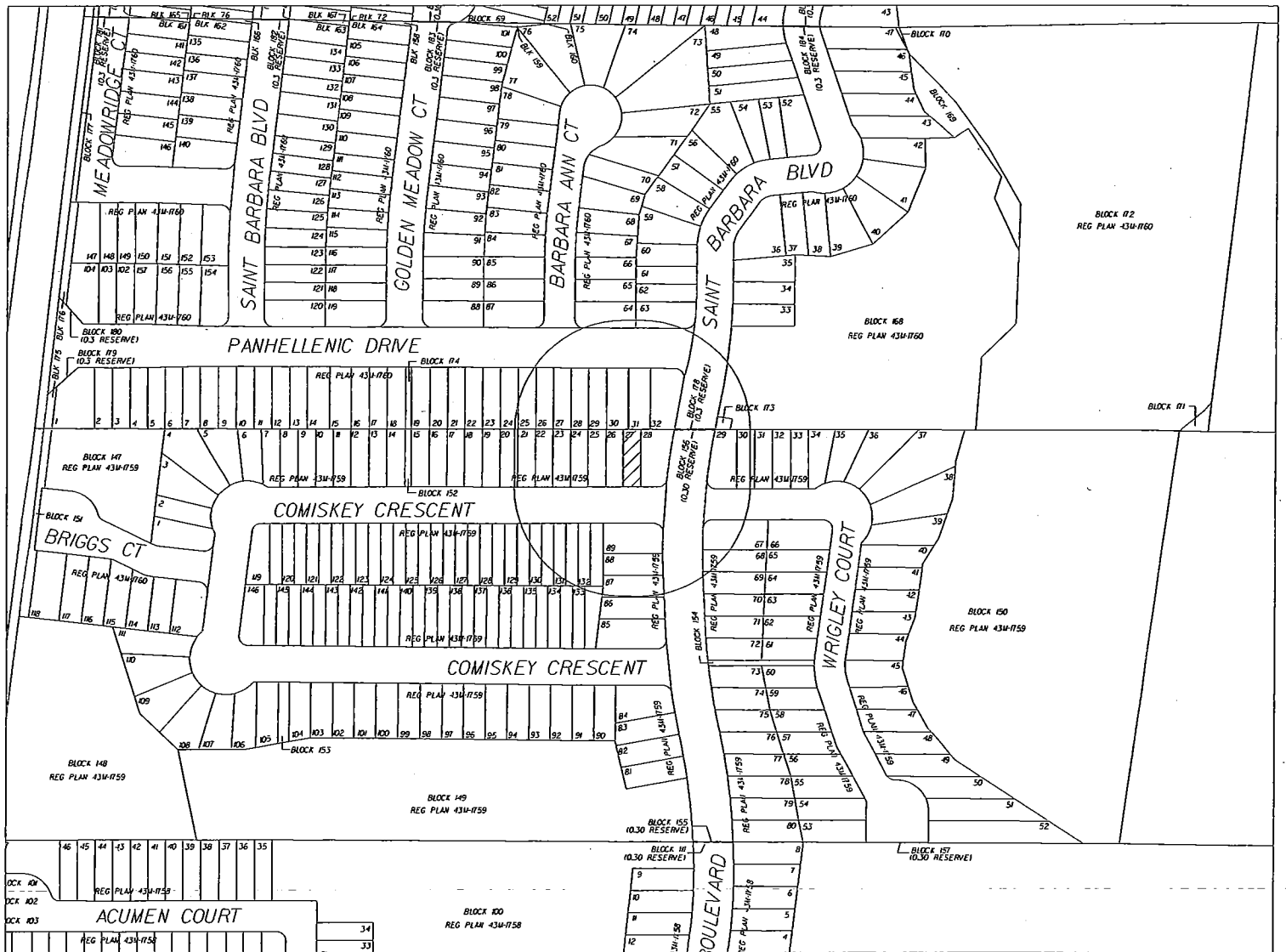
## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**MARIA FLORES & TROY NICHOL** is the owner of Lot 27, Registered Plan M-1759, located and known as **466 COMISKEY CRESCENT**, zoned R11, Residential. The applicants request the Committee to authorize a minor variance to permit the existing basement entrance stairwell to remain in the side yard proposing a side yard of 0.13 m (0.42 ft.); whereas By-law 0225-2007, as amended, states that stairs, stairwells or retaining walls, to facilitate an entrance located below grade at any point, or to facilitate a direct entrance only to the basement, shall not be permitted in front yards, interior side yards, exterior side yards and required rear yards and requires a minimum side yard of 0.61 m (2.00 ft.) in this instance.

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## Committee of Adjustment

Subject Property : 466 COMISKEY CRES.

File Number : A14113

Z Area : 52E

Agent : \_\_\_\_\_





S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 142/13

WARD: 2

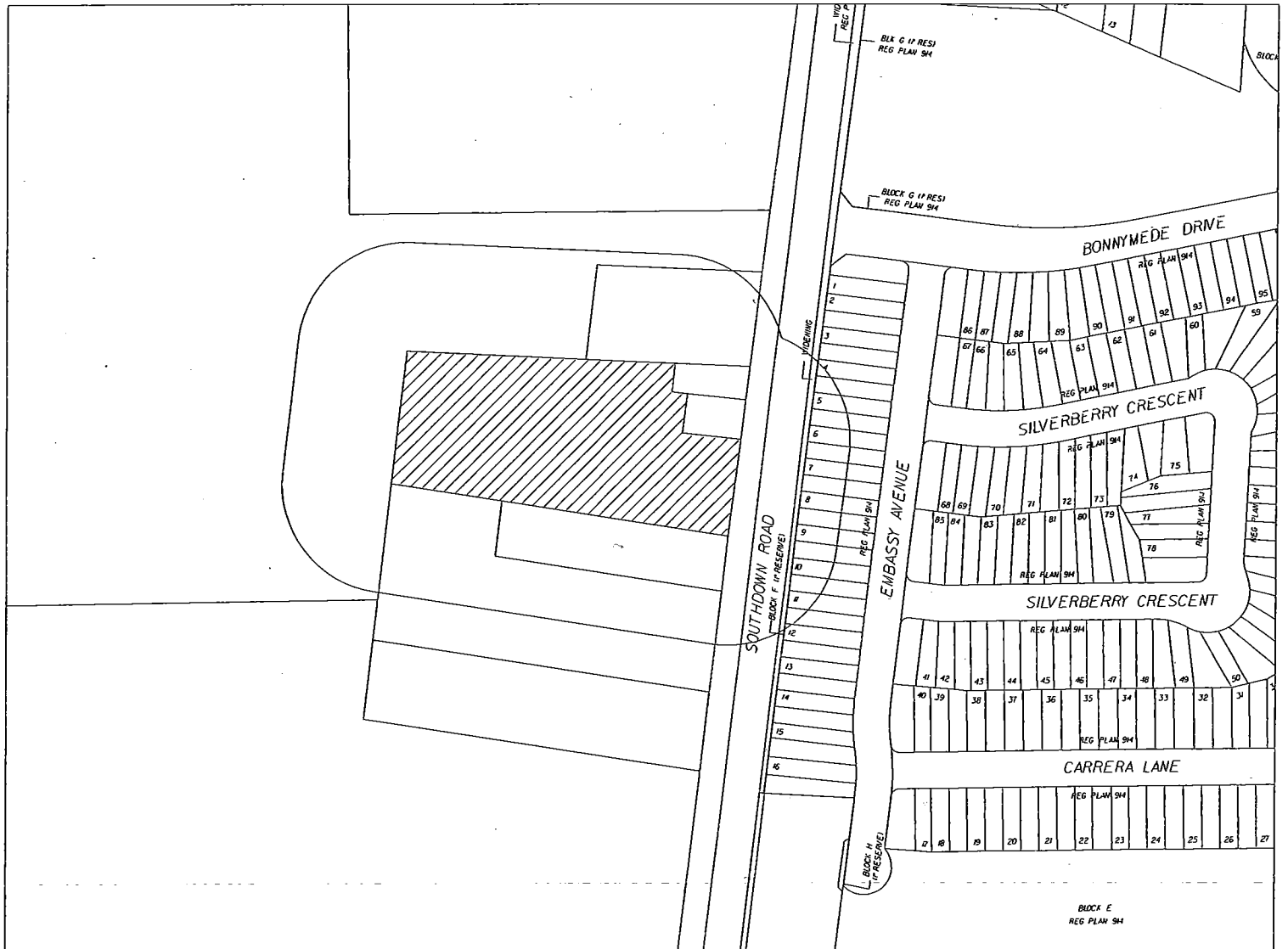
## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

**1579954 ONTARIO LTD.** is the owner of Part of Lot 31, Concession 3, S.D.S., located and known as **800, 802, 804, 806, 810 & 814 SOUTHDOWN ROAD**, zoned E2-108, Employment. The applicant requests the Committee to authorize a minor variance to permit the establishment of a medical office within Unit A4 of the subject development proposing to provide a total of 253 parking spaces on site; whereas By-law 0225-2007, as amended, requires a minimum of 355 parking spaces to be provided on site in this instance.

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## Committee of Adjustment

Subject Property : 800-806 SOUTHDOWN RD.

File Number : A14213

Z Area : 4

Agent : W.E OUGHTRED & ASSOCIATES INC.



S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR



FILE: "A" 143/13

WARD: 7

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

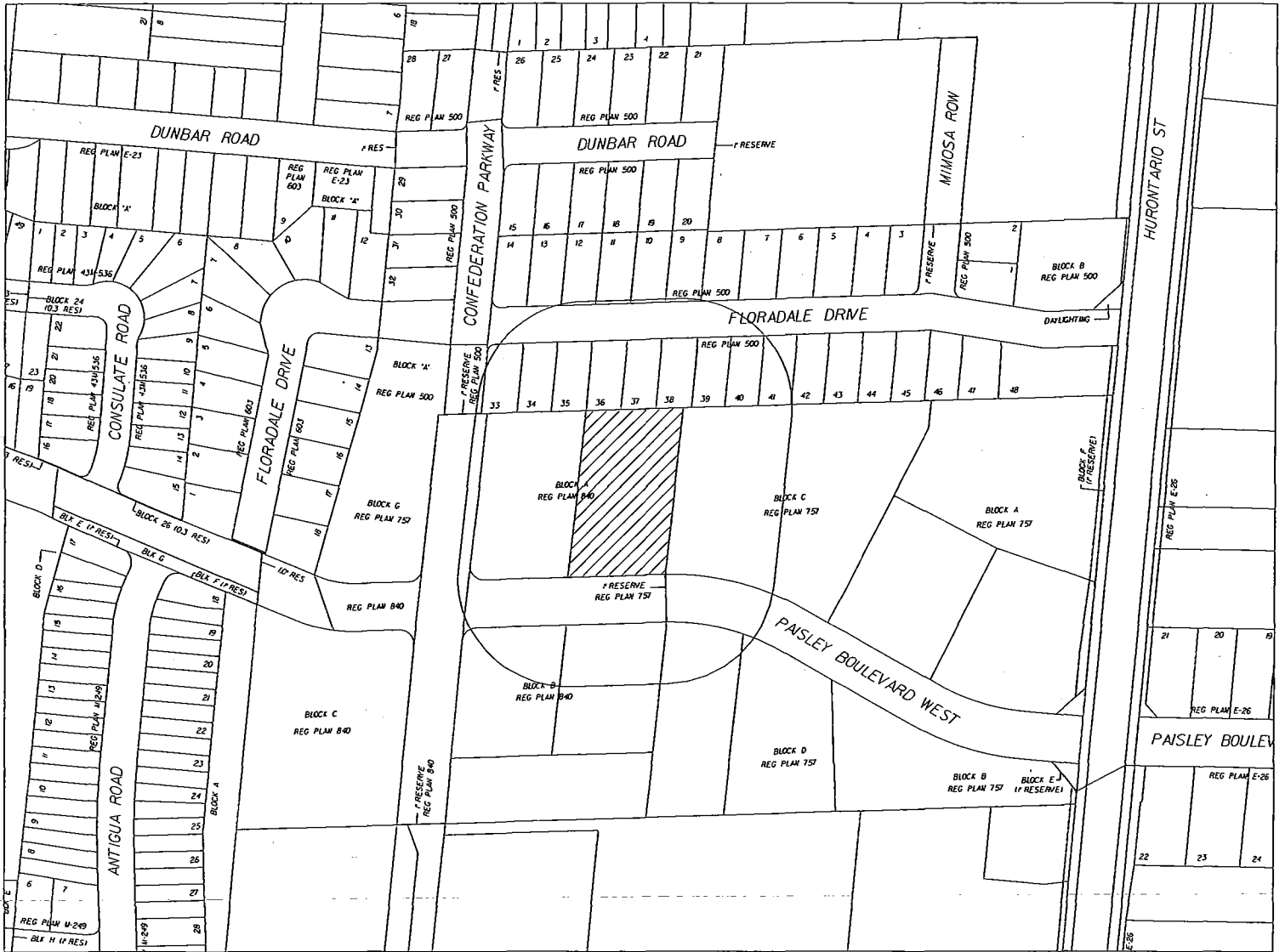
**STARLIGHT INVESTMENTS** is the owner of Part of Block A, Registered Plan 840, located and known as **95 PAISLEY BOULEVARD WEST**, zoned RA2, Residential. The applicant requests the Committee to authorize a minor variance to permit the conversion of partly unused storage area, access area to an abandoned garbage chute, and existing dwelling space floor area into eight (8) new residential dwelling units proposing:

1. a gross floor area of 5,273.07 m<sup>2</sup> (56,760.71 sq.ft.); whereas By-law 0225-2007, as amended, Table 4.15.1 line 5.0 permits a maximum floor space index of 1.0, being 4,937.73 m<sup>2</sup> (53,151.02 sq.ft.) in this instance;
2. to permit 68 tenant parking spaces and 6 visitor parking spaces to remain; whereas By-law 0225-2007, as amended, requires a minimum of 89 tenant parking spaces and 14 visitor parking spaces to be provided in this instance;
3. to continue to permit no loading space to be provided; whereas By-law 0225-2007, as amended, requires a minimum of one (1) loading space for apartment dwellings of 30 or more units;
4. to allow 28.45 m<sup>2</sup> (306.24 sq.ft.) of amenity space to remain; whereas By-law 0225-2007, as amended, Table 4.15.1 line 15.4 requires a minimum of 493.77 m<sup>2</sup> (5,315.06 sq.ft.) amenity space in this instance.

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## Committee of Adjustment

Subject Property : 95 PAISLEY BLVD W.

File Number : A14313

Z Area : 15

Agent : S. SANGILL/A. FERNANDES





## Revised Hearing Date

S. PATRIZIO, CHAIR  
D. GEORGE, VICE CHAIR  
R. BENNETT, VICE CHAIR

FILE: "A" 56/13

WARD: 1

## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

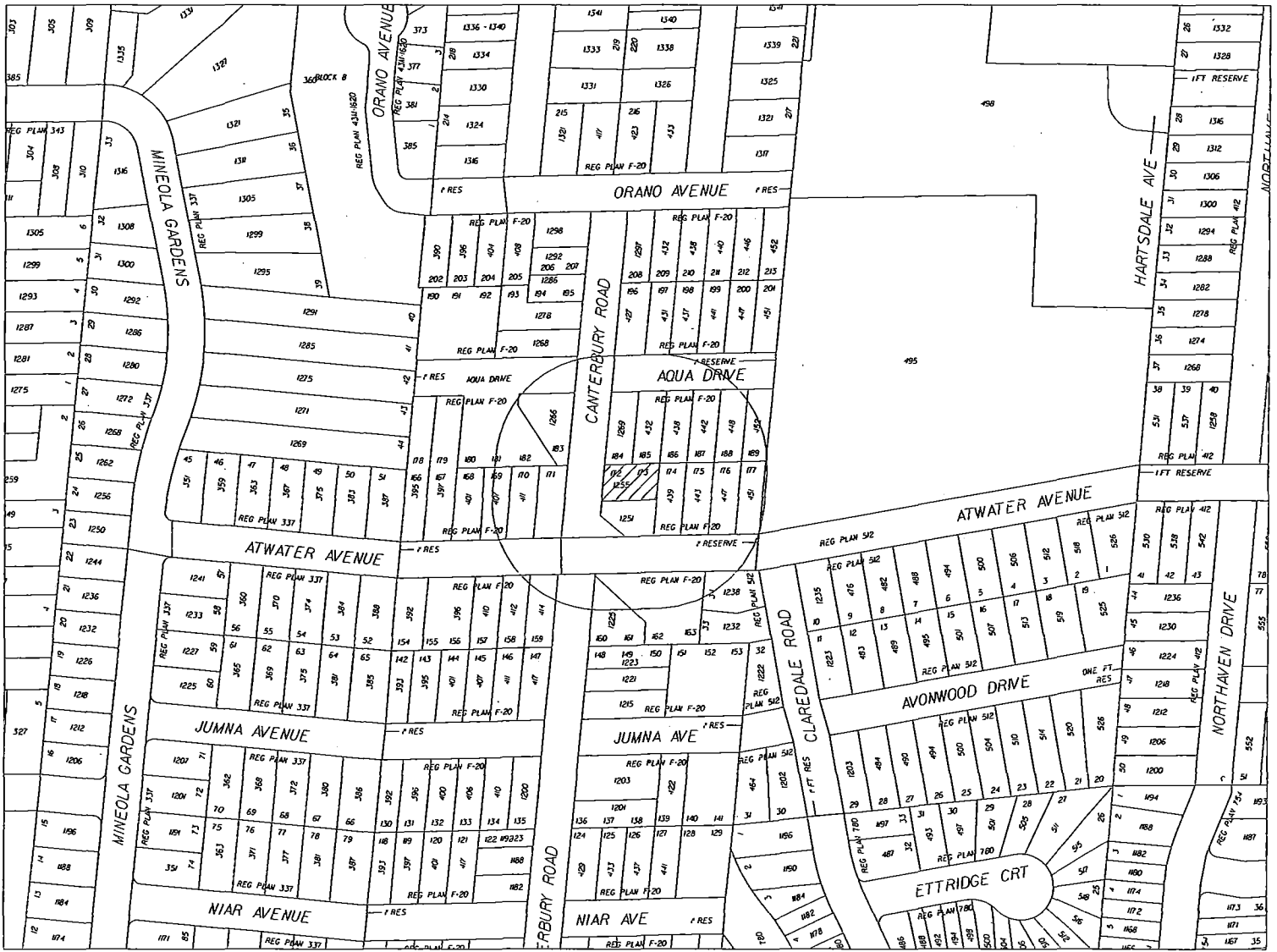
**KENNETH KUMAR** is the owner of Part of Lots 172 and 173, Registered Plan F-20, located and known as **1255 CANTERBURY ROAD**, zoned R3-1, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a new dwelling proposing:

1. a northerly side yard to the single storey portion of the garage of 0.96 m (3.14 ft.); whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.80 m (5.90 ft.) in this instance;
2. a combined width of side yards of 3.81 m (12.50 ft.); whereas By-law 0225-2007, as amended, requires a minimum combined width of side yards of 5.43 m (17.81 ft.) in this instance;
3. a lot coverage of 41.17% of the lot area; whereas By-law 0225-2007, as amended, permits a maximum lot coverage of 35.00% of the lot area in this instance;
4. a gross floor area (GFA) infill residential of 364.26 m<sup>2</sup> (3,920.99 sq.ft.); whereas By-law 0225-2007, as amended, permits a maximum gross floor area (GFA) infill residential of 311.89 m<sup>2</sup> (3,357.26 sq.ft.) in this instance;
5. a height of 9.84 m (32.28 ft.) to the roof ridge; whereas By-law 0225-2007, as amended, permits a maximum height of 9.50 m (31.16 ft.) in this instance; and,
6. a height of 7.40 m (24.24 ft.) to the eaves; whereas By-law 0225-2007, as amended, permits a maximum height of 6.40 m (20.99 ft.) in this instance.

The Committee has set **Thursday, April 11, 2013 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing.

This notice is sent to you because you are either the applicant concerned, the assessed owner of one of the neighbouring properties, or a person likely to be interested. Should you desire to express your approval or objection to the application, you may do so at the public hearing. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer prior to or during the hearing and such written submissions shall be available for inspection by any interested person. If you do not make a written submission requesting notification of the Committee's decision or attend the hearing in person or by counsel you will not be entitled to receive a copy of the Committee's decision or any subsequent correspondence relating to any future Ontario Municipal Board proceedings. Requests for deferment of hearing date, by the applicant or representative, must be for reasonable cause and an alternative hearing date will be at the discretion of the Committee. Failure of the Applicant or their Representative to appear at any hearing may result in the automatic dismissal of the application.

Further information may be obtained between 8:30 a.m. and 4:30 p.m., Monday to Friday at the Mississauga Civic Centre, Committee of Adjustment Office, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario L5B 3C1, Telephone No 311 or (905) 615-4311 if outside Mississauga and Fax No. 905-615-3950.



## Committee of Adjustment

Subject Property : 1255 CANTERBURY RD.

File Number : A056/13

Z Area : 7

Agent : \_\_\_\_\_

