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July 24, 2014
 VAUGHAN COMMITTEE
 OF ADJUSTMENT

ADDENDUM
AGENDA ITEM
18
 COMMITTEE OF ADJUSTMENT

DATE: July 23, 2014

TO: Todd Coles, Committee of Adjustment

FROM: Grant Uyeyama, Interim Director of Planning, and Director of Development Planning

MEETING DATE: July 24, 2014

OWNER: Andrei Avsiannikov and Elena Avsiannikova
FILE(S): A186/14

Location: 223 Hunterwood Chase
 Ward 1, Vicinity of Teston Road and Dufferin Street

Proposal: The Owner is requesting permission to construct a shed and maintain an A/C unit with the following variances:

	Variance	Proposed	Required
1	Minimum rear yard setback to an accessory structure	1.5 m	7.5 m
2	Minimum interior side yard setback to an A/C unit	0.62 m	1.2 m

Official Plan: The subject lands are designated “Low Rise Residential” and “Oak Ridges Moraine Settlement Area” by the City of Vaughan Official Plan 2010 (VOP 2010), which was approved, in part, by the Ontario Municipal Board on February 3, 2014. The proposal conforms to the policies of the Official Plan.

Comments: The subject lands abut an OS5 Open Space Environmental Protection Zone to the rear, and as such, the reduced rear yard setback to the shed will have no negative impact on adjacent properties.

The Planning Department is of the opinion that the proposal is minor in nature, meets the intent of the Zoning By-law, and is desirable for the appropriate development of the land.

Recommendation: The Planning Department supports Minor Variance Application A186/14.

Condition(s): None.

Report prepared by: Gillian McGinnis, Planner 1
 Christina Napoli, Senior Planner

memorandum