



ADDENDUM
AGENDA ITEM
17
COMMITTEE OF ADJUSTMENT

RECEIVED
March 24, 2015
 Committee of Adjustment

DATE: March 24, 2015 *REVISED*

TO: Todd Coles, Committee of Adjustment

FROM: Grant Uyeyama, Director of Development Planning

MEETING DATE: March 26, 2015

OWNER: Helen Lynn Borean

FILE(S): A089/15

Location: 257 Treelawn Boulevard
 Ward 1, Vicinity of Islington Avenue and Regional Road 27

Proposal: The owner is requesting permission to install pool equipment and maintain an A/C unit with the following variances:

	Variance	Proposed	Required
1	Minimum interior side yard setback to pool equipment	0.72m	1.2m
2	Minimum interior side yard setback to A/C unit	0.83m	1.2m

Official Plan: The subject lands are designated “Low-Rise Residential” and “Natural Areas” by the new City of Vaughan Official Plan 2010 (VOP 2010), which was approved, in part, by the Ontario Municipal Board on September 30, 2014. The proposal conforms to the policies of the Official Plan.

Cultural Heritage Division Comments: Cultural Heritage staff has no objection to the above noted application. The subject parcel of land lies in an area identified as a being of high archaeological potential in the City’s database of archaeological resources. No archaeological assessment is required at this time, however, future development may require an archaeological assessment. As such, the owner is advised that the following standard clauses apply:

- i. Should archaeological resources be found on the property during construction activities, all work must cease and both the Ontario Ministry of Tourism, Culture and Sport and the City of Vaughan’s Planning Department shall be notified immediately.*
- ii. In the event that human remains are encountered during construction activities, the proponent must immediately cease all construction activities. The proponent shall contact the York Regional Police Department, the Regional Coroner and the Registrar of the Cemeteries Regulation Unit of the Ministry of Consumer and Business Services.*

Development Planning Division Comments: The Planning Department does not object to the proposed variances as the pool equipment and A/C unit are elevated.

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.

memorandum

Condition(s): None.

Recommendation: The Planning Department supports Minor Variance Application A089/15.

Report Prepared By: Kristina Tang, Planner 1
Carmela Marrelli, Senior Planner
Daniel Rende, Cultural Heritage Co-ordinator

memorandum