



100 John West Way,
Box 1000,
Aurora, ON L4G 6J1
Phone: 905-727-3123 Ext. 4223
Email: agreco@aurora.ca
www.aurora.ca

Planning and Development Services
Committee of Adjustment

DECISION

FILE NUMBER: MV-2019-19A
PROPERTY: 17 Urquhart Court
LEGAL DESCRIPTION: PLAN 65M2725 PT LOT 6
APPLICANT: Ko
DATE OF DECISION: September 12, 2019

PURSUANT to Section 45 of the *Planning Act* with respect to the above noted Application the Committee of Adjustment (“Committee”), THAT:

It hereby **does** authorize the Minor Variance Application requesting relief from the Town of Aurora Zoning By-law 6000-17 as amended, respecting to permit a 74.32 square metre cabana within a Category 1 Landform Conservation Area.

The Committee has determined that the Application **is** a Minor Variance as:

- The requested relief **does** meet the general intent of the Official Plan;
- The requested relief **does** meet the general intent of the Zoning By-law;
- The requested relief **does** constitute desirable development of the lot; and
- The requested relief **is** minor in nature.

Concurring Members:

Tom Plamondon, Chair

ABSENT

Clarence Lui, Vice Chair

Steven D'Angeli

Daniel Lajeunesse

Michele Boyer



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Planning and Development Services
Committee of Adjustment

DECISION

FILE NUMBER: MV-2019-19B
PROPERTY: 17 Urquhart Court
LEGAL DESCRIPTION: PLAN 65M2725 PT LOT 6
APPLICANT: Ko
DATE OF DECISION: September 12, 2019

PURSUANT to Section 45 of the *Planning Act* with respect to the above noted Application the Committee of Adjustment (“Committee”), THAT:

It hereby **does** authorize the Minor Variance Application requesting relief from the Town of Aurora Zoning By-law 6000-17 as amended, respecting to permit a 74.32 square metre cabana.

The Committee has determined that the Application **is** a Minor Variance as:

- The requested relief **does** meet the general intent of the Official Plan;
- The requested relief **does** meet the general intent of the Zoning By-law;
- The requested relief **does** constitute desirable development of the lot; and
- The requested relief **is** minor in nature.

Concurring Members:

Tom Plamondon, Chair

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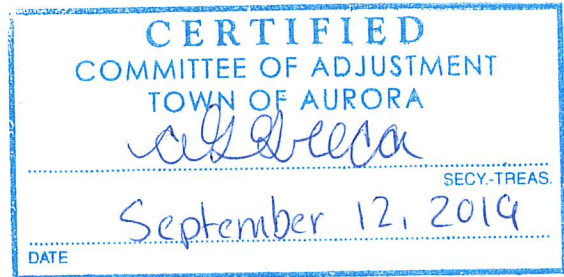
Planning and Development Services
Committee of Adjustment

DECISION

CERTIFICATION

I hereby certify this to be a true copy of the decision of the Committee of Adjustment, and this decision was concurred in by a majority of the members who heard this application.

Antonio Greco
Secretary-Treasurer
Committee of Adjustment



Date of Hearing: September 12, 2019

Last Date of Appeal: October 2, 2019



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Committee of Adjustment

DECISION

Conditions for Approval

1. SUBMISSION to the Secretary-Treasurer of written confirmation from the Town's Director or designate of Planning and Development Services; that the Applicant has satisfied all concerns below and as noted September 5, 2019 memo by Katherine Bibby, Planner:
 - a) That a site plan be submitted that addresses Section 30(10) of the Oak Ridges Moraine Conservation Plan to the satisfaction of the Director of Planning and Development Services.
 - b) That the cabana be prohibited from being used as a secondary *dwelling unit*, as defined in Zoning By-law 6000-17, as amended. The Owner shall sign a Declaration of Use form to acknowledge and declare that the cabana will not be used as a *dwelling unit* to the satisfaction of the Director of Planning and Development Services.
 - c) That the variances apply to the subject development, in substantial conformity with the plan attached as "Appendix A" to this Staff Report, dated May 8, 2019 to the satisfaction of the Director of Planning and Development Services.