



THE CORPORATION OF THE TOWNSHIP
OF ADJALA-TOSORONTIO
7855 30th Sideroad Adjala, RR #1
ALLISTON, ONTARIO L9R 1V1
Phone (705) 434-5055 FAX (705) 434-5051

COMMITTEE OF ADJUSTMENT
NOTICE OF HYBRID HEARING OF APPLICATION FOR MINOR VARIANCE

Take notice that the Committee of Adjustment of the Township of Adjala-Tosorontio will hold a hearing:

Wednesday, January 17th, 2024 at 6:00 p.m.

SYNOPSIS OF PROPOSAL: To permit the construction of an addition to a legal non-conforming structure, that will not meet the side yard setback and to recognize the setback between the covered patio and the principal single-family dwelling.

FILE: A/14/23
LOCATION: Part Lot 5, Concession 7 (Adjala)
1531 Concession Road 7

Take Notice that the Committee of the Corporation of the Township of Adjala-Tosorontio will hold a **Hybrid Public Meeting on January 17th, 2024** on the mentioned reports. If you would like to participate virtually or make comments through letters, faxes, emails, voice messages or video clips to, please send them to:

Jaclyn Cook
Planning Technician
7855 Sideroad 30 Alliston ON L9R 1V1
P: (705) 434-5055 ext. 223 F: (705) 434-5051
e-mail: jcook@aditos.ca

These meetings will be live streamed by the municipality through our iCompass portal.

A copy of this notice is being sent to all persons assessed in respect of land as noted in the Assessment Roll within 60 metres of subject property. The attached key map indicates the location within the Township of the subject property and the accompanying sketch indicates the location of the deficiencies that require relief. Additional information for your perusal is available at the Municipal Office during normal business hours.

You are entitled to attend this hearing in person to express your views about this application or you may be represented by counsel for that purpose. If you are aware of any person interested in or affected by this application who has not received a copy of this notice you are requested to inform that person of this hearing. If you wish to make written comments on this application they may be forwarded to the Secretary/Treasurer of the Committee at the address shown above.

If you do not attend the hearing, it may proceed in your absence and, except as otherwise provided in the Planning Act, you will not be entitled to any further notice in the proceedings.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the requested minor variance, you must have appeared in person or by counsel at the hearing and

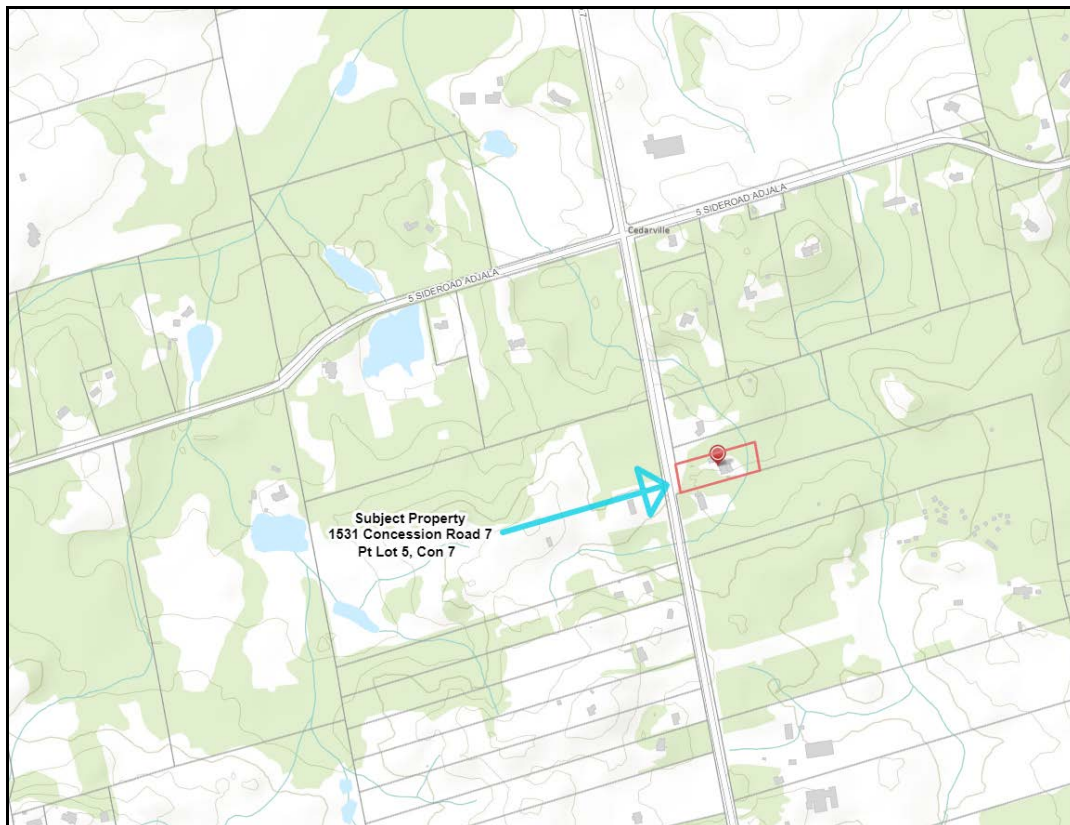
have filed with the secretary/treasurer a written request for notice to the Committee of Adjustment at the above noted address according to Section 45(10). The Planning Act requires that you be notified that if a person or public body who has an interest in the matter files an appeal of a decision of the Committee of Adjustment in respect of the requested minor variance the Ontario Land Tribunal (OLT) may dismiss all or part of the appeal without holding a hearing under section 45(17) of the Planning Act, R.S.O. 1990.

Jaclyn Cook
Planning Technician
January 5, 2024

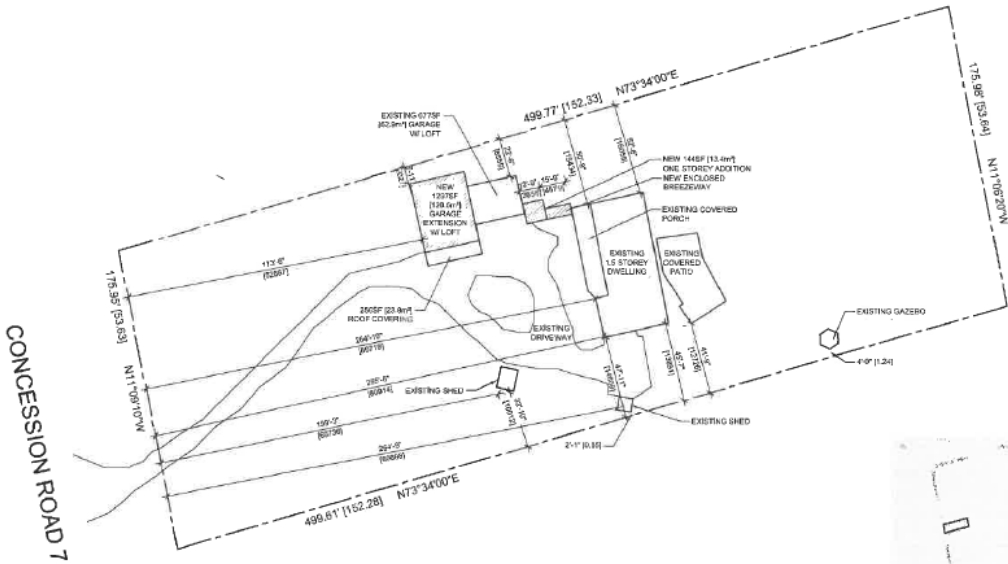
**EXPLANATION OF THE PURPOSE AND EFFECT
OF THE PROPOSED MINOR VARIANCE
A/14/23**

An application has been made for a minor variance to Township Zoning By-law No. 03-56 under file number A/14/23 to permit the construction of an addition to an existing legal non-conforming structure that will not meet the side yard setback and to recognize the setback between the covered patio and the principal single-family dwelling. The existing detached garage is approximately 6.8m from the interior side yard, where 3.0m is being requested. The required interior side yard setback is 10.0m. The proposal is to attached the existing detached garage to the existing single-family dwelling and construct an addition. The existing covered patio is currently 0.9m from the existing single-family dwelling, where 1.5m is required. All other provisions of the zoning by-law will be met within the Oak Ridges Moraine Natural Core (ORM N) Zone, on Part Lot 5, Concession 7, Geographic Township of Adjala, Township of Adjala-Tosorontio (1531 Concession Road 7)

Location Map



PROPOSAL



SITE PLAN
SCALE: 1" = 60'

KEY PLAN
SCALE: NTS

NOTES:

- ALL WORK TO BE DONE ACCORDING TO BEST COMMON PRACTICE AND CONFORM TO THE ONTARIO BUILDING CODE
- ALL DRAWINGS ARE PROPERTY OF THE DESIGNER AND THEY ARE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT FROM THE DESIGNER
- DO NOT SCALE OFF OF DRAWINGS
- DRAWINGS ARE FOR DESIGN PURPOSE ONLY, NOT FOR CONSTRUCTION

NO.	REVISION	DATE
04	DESIGN REVISIONS	07/12/22
03	DESIGN REVISIONS	06/12/22
02	DESIGN REVISIONS	16/01/22
01	CLIENT REVIEW	27/06/22
ND	NO. REVISION	DATE

DETECTION:

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CLIENT:
SCOTT WALDNER

PROJECT:
ACCESSORY BUILDING
EXTENSION
1801 17th CONCESSION
AQUANA-TOSCORNITO

DESIGNER:
AQUANA TOSCORNITO & ASSOCIATES
1700 SHEPPARD AVE. E.
SUITE 1000
SCARBOROUGH, ONTARIO M1S 1T5
416-291-2028
www.aquanat.com

SHEET TITLE:
SITE PLAN &
KEY PLAN

SCALE: AS SHOWN	PROJECT NO.: 1803
DATE: 07/12/23	SHEET NO.: A100
DRAWN BY: DH	