



COMMITTEE OF ADJUSTMENT

AGENDA

Wednesday, February 03, 2021

7:00pm

Location: virtual meeting on zoom platform

Minutes: January 20, 2021

DISCLOSURE OF INTEREST

PREVIOUS BUSINESS

1. A/043/20

Owner Name: Chamkaur Singh & Sukhvinder Kaur Singh

Agent Name: Cantam Group Ltd. (Yaso Somalingam)

106 Sophia Rd, Markham

PL 65M3092 PT LT 2 65R18820 PTS 7 & 8

The applicant is requesting relief from the requirements of By-law 90-81 as amended to permit:

a) Section 5.2.1:

to permit a Second Dwelling Unit, whereas the By-law permits no more than one (1) Semi-Detached Dwelling on one (1) lot;

b) Section 5.2.6:

to permit a door that faces the interior side lot line to be located 0.61m from the interior side lot line, whereas the By-law requires a minimum of 1.2m;

as it relates to an existing basement apartment that was built without a permit.
(East District, Ward 7)

2. A/051/20

Owner Name: Sasha Lazarou

3 Sir Ector Crt, Markham

PLAN M1377 LT 18

The applicant is requesting relief from the requirements of By-law 1229 as amended to permit:



COMMITTEE OF ADJUSTMENT

a) Infill By-law 99-90, Section 1.2 (vi),

a maximum floor area ratio of 48.7%; whereas the By-law permits a maximum floor area ratio of 45.0%.

as it relates to the proposed new dwelling. **(East District, Ward 4)**

3. A/092/20

Owner Name: Elina Eidkham

Agent Name: MDI Development Inc. (Amir Reza Kamalian)

19 Thorny Brae Dr, Thornhill

PLAN 7695 LOT 200

The applicant is requesting relief from the requirements of By-law 2150 as amended to permit:

a) Section 6.1 - Building Height:

a maximum building height of 29 ft 11 in 9.10 m) from grade, whereas the By-law permits a maximum building height of 25 feet (7.62 m);

b) Section 6.1 - Lot Coverage:

a maximum lot coverage of 34.76 percent, whereas the By-law permits a maximum lot coverage of 33 1/3 percent;

as it relates to a proposed two-storey detached dwelling. **(West District, Ward 1)**

NEW BUSINESS:

1. A/122/20

Owner Name: Armdale Property Management (Peter Sestito)

Agent Name: Malone Given Parsons (Jennifer Le)

100 Renfrew Drive, Markham

PLAN 65M2355 PT LOTS 1,2,3,4 65R11319 PT 1

The applicant is requesting relief from the requirements of By-law 165-80 as amended to permit:

a) By-law 165-80, Sec. 6.4.1:

a respite hotel allowing minimum of 11 bedroom suites; whereas By-law does not permit this use

b) By-law 165-80, Sec. 6.4.1(a):



COMMITTEE OF ADJUSTMENT

health centre for older adults with Alzheimer's and related disabilities; whereas the By-law does not permit this use.

as it relates to a proposed expansion to an existing respite hotel and to allow a health centre for persons with Alzheimer's and related disabilities. **(West District, Ward 2)**

2. A/124/20

Owner Name: Danny Tam
Agent Name: Trevor Gain and Associates (Trevor Gain)
22 Tilman Circle, Markham
PLAN M1901 PT LOTS 9 & 10 RS65R4215 PARTS 81 & 138

The applicant is requesting relief from the requirements of By-law 163-78 as amended to permit:

a) By-law 163-78, Sec. 7.2(b):

to permit a minimum rear yard setback of 5.2 m; whereas the by-law requires a rear yard setback of 7.5m

as it relates to a proposed one storey rear addition. **(East District, Ward 4)**

3. A/126/20

Owner Name: Elie Fotsing
Agent Name: YEJ Studio and Consulting Inc (Amr Robah)
33 Saltspring Dr, Markham
PLAN 65M3814 PT LOT 37 65R28149 PART 1

The applicant is requesting relief from the requirements of By-law 177-96 as amended to permit:

a) Table A, Section 6.5:

one accessory dwelling unit in the basement, whereas the By-law does not permit an accessory dwelling unit;

b) By-law 28-97, Section 6.1.2 (a):

two parking spaces, whereas the By-law requires a minimum of three parking spaces; and

c) By-law 177-96, Section 7.133.2 k)

a driveway to be setback 0 m from an interior side lot line, whereas the By-law requires a minimum setback of 0.3 m.

as it relates to a proposed basement apartment. **(East District, Ward 5)**



4. A/130/20

Owner Name: Jian Li
Agent Name: Gregory Design Group (Shane Gregory)
50 George St, Markham
PLAN 18 PT LOT 5 BLK K

The applicant is requesting relief from the requirements of By-law 1229 as amended to permit:

a) Section 1.2 (iii):

a building depth of 18.50m, whereas the By-law allows a maximum building depth of 16.76m;

b) Section 1.2 (vi):

a net floor area ratio of 45.3 percent, whereas the By-law allows a maximum net floor area ratio of 45 percent;

as it relates to a proposed two-storey addition with attached garage to an existing one-storey single family dwelling. **(Heritage District, Ward 4)**

5. A/131/20

Owner Name: Saeed Hassanirokh
Agent Name: Evans Planning Inc. (Adam Layton)
4 Almond Ave, Thornhill
PLAN M835 LOT 172

The applicant is requesting relief from the requirements of By-law 2237 as amended to permit:

a) Section 6.1:

a side yard setback of 1.52 metres, whereas the By-law requires a minimum setback of 1.8 metres;

b) Section 6.1:

a maximum height of 9.06 metres, whereas the By-law permits a maximum height of 8.0 metres;

c) Infill By-law 101-90, Section 1 (vii):

a floor area ratio of 61 percent, whereas the By-law permits a maximum floor area ratio of 50 percent;

as it relates to a proposed two-storey detached dwelling. **(West District, Ward 1)**



6. **A/138/20**

Owner Name: Arancia Investments Corp. (Nicholas Fidei)
Agent Name: Treasure Hill Homes (Chris Muns)
Arancia Investments Corp.
2 Crofting Cres, Markham
65M4573 LOT 12

The applicant is requesting relief from the requirements of By-law 177-96 as amended to permit:

Section 5, Table B2.Q:

To permit a maximum garage width of 5.5m with a lot frontage of 12.1m - 13.29m, whereas the By-law permits a garage width of 4.5m;

as it relates to the proposed residential dwellings at 2 Crofting Crescent, 33 Crofting Crescent, 39 Crofting Crescent, 74 Crofting Crescent, 65 Willow Street, 391 Fred McLaren Blvd, 195 Fred McLaren Blvd, 401 Fred McLaren Blvd, 67 Furrow Street, and 77 Greenspire Avenue. **(East District, Ward 6)**

Adjournment

- 1. Next Meeting, Wednesday, February 17, 2021**
- 2. Adjournment**