



AGENDA

Thursday, July 02, 2020

7:00pm

Location: Virtual meeting (on Zoom platform)

DISCLOSURE OF INTEREST

NEW BUSINESS:

1. A/018/20

Owner Name: Fang Chen & Junhua He
Agent Name: Rachel Y.H. Sun Architect (Rachel Sun)
7 Shorthill Dr, Markham
PLAN 65M2269 LOT 17

The applicant is requesting relief from the requirements of By-law 134-79 as amended to permit:

- a) Section 6.1:**
one accessory dwelling unit in the basement, whereas the By-law permits a single detached dwelling;
- b) Section 7.2:**
a minimum side yard setback of 0.3m, whereas the By-law requires a minimum of 1.2m for 1 storey;
- c) Section 7.2:**
a maximum lot coverage of 35.5 percent, whereas the By-law permits a maximum of 33-1/3 percent;
- d) Section 6.2:**
an accessory building located 0.45m from the side yard, whereas the By-law permits a minimum of 0.6m from the nearest lot line;

as it relates to an existing rear shed and basement apartment with a walkout that was built without a permit. **(Central District, Ward 3)**

2. A/030/20

Owner Name: Jayadeep Patra & Madhusmita Gharai-Patra
Agent Name: Nikol Paar
251 Church St, Markham
PLAN 180 PTBLK H



COMMITTEE OF ADJUSTMENT

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

- a) Infill By-law 99-90, Section 1.2(vi) - Net Floor Area Ratio:**
a maximum floor area ratio of 48.85 percent, whereas the By-law permits a maximum of 45 percent;
- b) Infill By-law 99-90, Section 1.2(i) - Height:**
a maximum building height of 10.1 metres, whereas the By-law permits a maximum height of 9.8 metres;

as it relates to a proposed two-storey detached dwelling. **(East District, Ward 4)**

3. A/031/20

Owner Name: Sean Young & Novellette Young
Agent Name: Vanle Architect Inc (Tom Vanle)
7683 9th Line, Markham
CON 9 PT LOT 5

The applicant is requesting relief from the requirements of By-law 194-82 as amended to permit:

- a) Section 7.2:**
a minimum lot area of 1,800.28 m², whereas the By-law requires 2,040 m²;
- b) Section 4.5.1(a):**
a minimum setback of 25.18 m to the centre line of 9th line, whereas the By-law permits no part of any Building or Structure to be within 36.5 m of the centre line of 9th line;
- c) Section 6.1:**
a Second Dwelling Unit, whereas the By-law permits no more than one (1) Single Detached Dwelling on one (1) lot;
- d) Section 7.2 (c):**
a minimum (north) side yard setback of 2.80m, whereas the By-law requires a minimum side yard setback of 3.0m;

as it relates to a proposed two-storey detached dwelling. **(East District, Ward 7)**

4. A/032/20

Owner Name: Prazaanah Balasbramaniyam & Mythily Balachandran
Agent Name: Zanjani Architect Inc (Sia Zanjani)
14 Thurgate Crescent, Thornhill
PLAN M1442 LOT 37



The applicant is requesting relief from the requirements of By-law 2612 as amended to permit:

a) Schedule B, Building Height:

a maximum building height of 31 ft 10 in, whereas the By-law permits maximum building height of 25 ft from established grade to midpoint of sloping roof;

b) Schedule B, Front yard setback:

a minimum front yard setback of 22 ft 6 1/4 in' (Basement Cold Cellar), whereas, the By-law requires minimum front yard setback of 27 feet;

c) Schedule B, Lot coverage:

a maximum lot coverage of 2441 sq. ft. (38.9 percent), whereas the By-law permits maximum lot coverage of 2088 sq. ft. (33 1/3 percent);

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

5. A/033/20

Owner Name: Jingmei Wu

Agent Name: SAHAND HOMES Inc (Shervin Farzam Behboudi)

90 Fred Varley Dr, Markham

PLAN 7566 LOT 282

The applicant is requesting relief from the requirements of By-law 11-72 as amended to permit:

a) Section 6.1:

an East side yard setback of 5 ft, whereas the By-law requires a minimum of 6 ft;

b) Section 3.7:

a West side yard setback of 4.5 ft, whereas the By-law requires a minimum of 6 ft;

c) Section 6.1:

a maximum building height of 26 ft, whereas the By-law permits a maximum of 25 ft;

d) Section 6.1:

a maximum lot coverage of 35.77 percent, whereas the By-law permits a maximum of 33 1/3 percent;

e) Section 3.7:

an unenclosed covered porch and steps to project 5 ft 11 in into the required front yard, whereas the By-law permits an uncovered platform to project no more than 5 ft into the required yard;



COMMITTEE OF ADJUSTMENT

as it relates to a proposed two-storey detached dwelling. (**Central District, Ward 3**)

Adjournment

1. Next Meeting, July 7, 2020
2. Adjournment