



**AGENDA**

**Wednesday, July 21, 2021**

**7:00pm**

**Location: virtual meeting on zoom platform**

**Minutes: Wednesday, July 7, 2021**

**DISCLOSURE OF INTEREST**

**PREVIOUS BUSINESS**

**1. A/019/21**

**Owner Name: Jeyanthi Sempotsothi and Sutharsan Kathiresampillai**

**Agent Name: VIYA SISTERS INC. (Mayu Balasubramaniam)**

**5 Jonquil Crescent, Markham**

**PLAN 4949 LOT 165**

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 (i):**

a maximum height of 10.20 metres, whereas the By-law permits a maximum of 9.8 metres;

**b) Infill By-law 99-90, Section 1.2 (vi):**

a maximum floor area ratio of 48.93 percent, whereas the By-law permits a maximum of 45.0 percent;

as it relates to a proposed detached dwelling with a basement apartment.

**(East District, Ward 4)**

**2. A/050/21**

**Owner Name: Teny Yahya**

**Agent Name: F & A Associate Ltd. (Ali Shakeri)**

**4 Marie Court, Thornhill**

**PLAN 8262 LOT 2**

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

- a) **Amending By-law 101-90, Section 1.2 (I):**  
a maximum flat roof building height of 8.67 m, whereas the By-law permits a building height of 8.0 m;
  - b) **Section 6.1:**  
a minimum front yard setback of 20 ft, whereas the By-law requires a setback of 27 ft;
  - c) **Parking By-law 28-97, Section 6.2.4.5 (a)(I):**  
a second 3.7 m wide driveway with a main building setback of 6.1 m from the streetline, whereas the By-law requires main building to be setback a minimum of 8.0 m from the streetline;
  - d) **Amending By-law 101-90, Section 1.2 (vii):**  
a maximum floor area ratio of (52.3 percent) 4093 sq ft, whereas the By-law permits a maximum floor area ratio of (50.0 percent) 3907 sq ft;
- as it relates to a proposed detached dwelling. **(West District, Ward 1)**

**NEW BUSINESS:****1. A/042/21**

**Owner Name: Rui Yan Situ  
Agent Name: Rui Yan Situ  
8 Middleton Court, Markham  
PLAN M1797 LOT 234**

The applicant is requesting relief from the requirements of By-law 250-77 as amended to permit:

- a) **Section 6.1:**  
an accessory dwelling unit, whereas the By-law permits no more than one dwelling unit on a lot;
- as it relates to an existing secondary suite (basement apartment) that was built without a permit. **(Central District, Ward 8)**



**2. A/061/21**

**Owner Name: Ishaan Arora**  
**Agent Name: Mark Coroza**  
**44 Sir Bodwin Place, Markham**  
**PLAN M1392 LOT 239**

The applicant is requesting relief from the requirements of By-law 250-77 as amended to permit:

- a) By-law 1229, Section 1.2 (vi):**  
a maximum floor area ratio of 50.40 percent, whereas the By-law permits a maximum floor area ratio of 45 percent;
- b) By-law 1229, Section 1.2 (ii):**  
a maximum number of three storeys, whereas the By-law allows a maximum number of two storeys;
- c) By-law 1229, as amended by By-law 28-97, Section 6.2.4.7:**  
a parking garage attached to the dwelling unit to have finished floor elevations lower than the elevation of the laneway where it meets the streetline (lot line), whereas the By-law requires that the finished floor elevation of the garage shall be higher than the elevation of the public street from which access to the parking garage is provided, measured at the mid-point of the private driveway where it meets the streetline;
- d) By-law 122, Section 11.2 (c)(i):**  
eaves to encroach a maximum of 24" into a required yard, whereas the By-law permits eaves to project a maximum of 18" into any required yard;

as it relates to proposed addition to existing bungalow, 2 storey extension at rear of property and widening current single car garage to a double car garage. **(East District, Ward 4)**

**3. A/066/21**

**Owner Name: Reza Sekaavati**  
**Agent Name: Reza Sekaavati**  
**219 Bayview Fairways Drive, Thornhill**  
**PLAN M1335 LOT 314**

The applicant is requesting relief from the requirements of By-law 1767 as amended to permit:



**a) By-law 1767, Sec. 1.2(vi):**

a maximum floor area ratio of 54.0 percent, whereas the By-law permits 50.0 percent;

as it relates to proposed addition to 2 storey detached dwelling. **(West District, Ward 1)**

**4. A/070/21**

**Owner Name: Muhammad Rehman**

**Agent Name: NOBLE PRIME SOLUTIONS LTD (JIVTESH BHAILA)**

**68 Norbury Drive, Markham**

**PLAN 65M2999 LOT 81**

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

**a) By-law 90-81, Sec. 5.2.1:**

a second dwelling unit, whereas the By-law permits no more than one single detached dwelling on a lot;

as it relates to a proposed basement apartment. **(East District, Ward 7)**

**5. A/081/21**

**Owner Name: Shailesh Patel**

**Agent Name: YEJ Studio and Consulting Inc (Amr Robah)**

**35 Houser Street, Markham**

**PLAN 65M3519 LOT 171**

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

**a) By-law 177-96, Sec. 5, Table B2:**

a rear yard setback of 3.84 m, whereas the by-law requires minimum rear yard setback of 7.0 m;

as it relates to proposed sunroom in rear of property. **(East District, Ward 6)**



**6. A/083/21**

**Owner Name: Somasuntharam Ganeshanathan**  
**Agent Name: Varatha Design Associates (Ken Varatha)**  
**27 Beckett Avenue, Markham**  
**PLAN 65M4429 PT LOT 6 RP 65R36023 PT 3**

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

- a) By-law 90-81, Sec. 6.5:**  
one accessory dwelling unit in the basement, whereas the by-law permits no more than one dwelling unit on a lot;
- b) By-law 28-97, Table A:**  
a minimum of two parking spaces, whereas the by-law requires a minimum of three parking spaces for a semi-detached dwelling with an accessory dwelling unit;

as it relates to proposed secondary suite (basement apartment). **(West District, Ward 6)**

**7. A/085/21**

**Owner Name: 6640028 Canada Inc. c/o Bentall Green Oak (Canada) Ltd. Partnership (Terry Flynn)**  
**Agent Name: Malone Given Parsons Ltd (Elyse Holwell)**  
**100 Gough Road, Markham**  
**PLAN M1915 PT BLK 17 RP 65R24929 PART 1**

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

- a) Section 4.8.2(d):**  
Accessory Industrial Equipment (generators/platform structures) to be located in a yard adjacent to a street (14th Avenue), whereas the By-Law only permits Accessory Industrial Equipment in yards not adjacent to a street except as provided in Section 4.8.2(e);

as it relates to proposed relocation of generators on the subject property.  
**(Central District, Ward 8)**



**8. A/087/21**

**Owner Name: Panchalingam Paramanathan**  
**Agent Name: Venoth Engineering Ltd. (Visuvalingam Jeganmohan)**  
**150 Highglen Avenue, Markham**  
**PL 65M2507 LT 5**

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

- a) 90-81, Section 5.2.1:**  
a second dwelling unit, whereas the By-law allows no more than one detached dwelling unit on a lot;

as it relates to a proposed secondary suite (basement apartment). **(Central District, Ward 8)**

**Adjournment**

- 1. Next Meeting, Wednesday, August 11, 2021**
- 2. Adjournment**