

To: Christine Vigneault, Committee of Adjustment Secretary Treasurer
From: Nancy Tuckett, Director of Development Planning
Date: September 16, 2022
Name of Owner: Ukiwa Isiuwe, Charles Isiuwe
Location: 21 Dunrobin Crescent
File No.(s): A181/22

Proposed Variance(s) (By-law 001-2021):

1. To permit the secondary suite entrance to have a minimum unobstructed hard landscaped surface measuring 0.70 m in width at window well.

By-Law Requirement(s) (By-law 001-2021):

1. The secondary suite entrance shall be accessible from the street by an unobstructed hard landscaped surface walkway measuring a minimum of 1.2 m in width.

Proposed Variance(s) (By-law 1-88):

2. To permit the secondary suite entrance to have a minimum unobstructed hard landscaped surface measuring 0.70 m in width at window well.

By-Law Requirement(s) (By-law 1-88):

2. The secondary suite entrance shall be accessible from the street by an unobstructed hard landscaped surface walkway measuring a minimum of 1.2 m in width.

Official Plan:

City of Vaughan Official Plan 2010 ('VOP 2010'): "Low-Rise Residential"

Comments:

The Owners are requesting relief to permit the construction of a hard landscape walkway to provide access to a proposed secondary suite entrance in the eastern side yard, with the above noted variances.

One window well exists where the walkway is proposed, triggering the requested reliefs. The pathway would narrow to 0.70 m in-front of the window well. The Development Planning Department has no objection to the proposed variances as the window well projects minimally above grade and will not impede safe access to the secondary suite. The hard landscape walkway maintains the required 1.2 m clear path to the secondary suite entrance at all other locations.

Accordingly, the Development Planning Department can support the requested variances and is of the opinion that the proposal is minor in nature, maintains the general intent and purpose of the Official Plan and Zoning By-laws, and is desirable for the appropriate development of the land.

Recommendation:

The Development Planning Department recommends approval of the application.

Conditions of Approval:

If the Committee finds merit in the application, the following conditions of approval are recommended:

None

Comments Prepared by:

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David Harding, Senior Planner