

File: A134/20

Applicant: Paul & Maddalena Gargarella

Address: 37 Tremblant Cr Kleinburg

Agent: Chris Marchese

Please note that comments and written public submissions received after the preparation of this Staff Report (up until noon on the last business day prior to the day of the scheduled hearing date) will be provided as an addendum.

Commenting Department	<input checked="" type="checkbox"/> Positive Comment	Condition(s) <input checked="" type="checkbox"/> <input checked="" type="checkbox"/>
	<input checked="" type="checkbox"/> Negative Comment	
Committee of Adjustment	<input checked="" type="checkbox"/>	
Building Standards	<input checked="" type="checkbox"/>	
Building Inspection	<input checked="" type="checkbox"/>	
Development Planning	<input checked="" type="checkbox"/>	
Development Engineering	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Parks, Forestry and Horticulture Operations	<input checked="" type="checkbox"/>	
By-law & Compliance	<input checked="" type="checkbox"/>	
Financial Planning & Development	<input checked="" type="checkbox"/>	
Fire Department		
TRCA		
Ministry of Transportation		
Region of York	<input checked="" type="checkbox"/>	
Alectra (Formerly PowerStream)	<input checked="" type="checkbox"/>	
Public Correspondence (see Schedule B)	<input checked="" type="checkbox"/>	

Adjournment History: February 4, 2021 (see next page for details)

Background History: N/A

Staff Report Prepared By: Pravina Attwala
Hearing Date: Thursday , September 30, 2021

***Please note that additional comments may be received after the publication of the Staff Report. These comments will be processed as an addendum (see website for details).**



**Minor Variance
Application**

Agenda Item: 25

A134/20

Ward: 1

Staff Report Prepared By: Pravina Attwala, Assistant Secretary Treasurer

Date & Time of Live Stream Hearing: Thursday , September 30, 2021 at 6:00 p.m.

As a result of COVID-19, Vaughan City Hall and all other City facilities are closed to the public at this time.

A live stream of the meeting is available at Vaughan.ca/LiveCouncil

Please submit written comments by mail or email to:

City of Vaughan
Office of the City Clerk – Committee of Adjustment
2141 Major Mackenzie Drive, Vaughan, ON L6A 1T1
cofa@vaughan.ca

To make an electronic deputation at the meeting please contact the Committee of Adjustment at cofa@vaughan.ca or 905-832-8504. Ext. 8332

Written comments or requests to make a deputation must be received by noon on the last business day before the meeting.

- Applicant:** Paul & Maddalena Gargarella
- Agent:** Chris Marchese
- Property:** **37 Tremblant Cr Kleinburg**
- Zoning:** The subject lands are zoned RD3 9(1376) and subject to the provisions of Exception under By-law 1-88 as amended.
- OP Designation:** Vaughan Official Plan 2010 ('VOP 2010'): "Low-Rise Residential"
- Related Files:** None
- Purpose:** Relief from By-law 1-88, as amended, in being requested to permit the construction of a proposed (covered and unenclosed) loggia to be located in the rear yard.

The following variances are being requested from By-Law 1-88, as amended, to accommodate the above proposal:

By-law Requirement	Proposal
A rear yard setback of 6.2 metres is required.	To permit a rear yard setback of 2.1 metres.

Background (previous applications approved by the Committee on the subject land): N/A

For information on the previous approvals listed above please visit www.vaughan.ca. To search for a file number, enter it using quotes around it. For example, "A001/17".

To search property address, enter street number and street name using quotes. For example, "2141 Major Mackenzie". Do not include street type (i.e. drive).

Adjournment History:

Hearing Date:	Members Absent from Hearing:	Status of Adjournment: (i.e. date/sine die)	Reason for Adjournment:
February 4, 2021	N/A	Adjourned Sine Die	Allow time for submission of revised proposal

Staff & Agency Comments

Please note that staff/agency comments received after the preparation of this Report will be provided as an addendum item to the Committee. Addendum items will shall only be received by the Secretary Treasurer until **noon** on the last business day **prior** to the day of the scheduled Meeting.

Public notice was mailed on September 15, 2021

Applicant confirmed posting of signage on September 15, 2021

Property Information	
Existing Structures	Year Constructed
Dwelling	2010

Applicant has advised that they cannot comply with By-law for the following reason(s):
Zoning restrictions.

Adjournment Request: N/A

Building Standards (Zoning Review):

Stop Work Order(s) and Order(s) to Comply: None

Building Permit No. 20-109399 for Shed/Gazebo - New, Issue Date: (Not Yet Issued).

The applicant shall be advised that additional variances may be required upon review of detailed drawing for building permit/site plan approval.

Please note Section 4.1.1(b) that states the maximum height of an accessory building or structure measured from the average finished ground level to the highest point of the said building or structure shall be 4.5 metres.

Building Inspections (Septic):

No comments or concerns

Development Planning:

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

The Owner is requesting permission to maintain a covered accessory structure (loggia) located in the rear yard with the above-noted variances.

This application was previously adjourned to allow the Owner the opportunity to address concerns from the Development Planning Department regarding the previously proposed rear yard setback of 1.25 m to the covered loggia (0.84 m to the projected eave). The Owner has revised the application, increasing the proposed rear yard setback to 2.1 m (1.75 m to the projected eave). The Development Planning Department is satisfied that by increasing the proposed rear yard setback of the loggia, the visual impact on the rear neighbour has been reduced, and the size, scale and orientation of the revised loggia is more appropriate within the context of the subject lands and surrounding neighbourhood.

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

The Development Planning Department recommends approval of the application.

Development Engineering:

The Development Engineering (DE) Department does not object to variance application A134/20 subject to the following condition(s):

1. The Owner/applicant shall submit the final Lot Grading and/or Servicing Plan to the Development Inspection and Lot Grading division of the City's Development Engineering Department for final lot grading and/or servicing approval prior to any work being undertaken on the property. Please visit or contact the Development Engineering Department through email at DEPermits@vaughan.ca or visit https://www.vaughan.ca/services/residential/dev_eng/permits/Pages/default.aspx to learn how to apply for lot grading and/or servicing approval.
2. Staff have confirmed that the property is located within an unassumed subdivision. The Owner/applicant shall provide satisfactory notification to the developer/builder and approval (Letter or email) of the minor variance and proposed work to the property in question and provide a copy of the notification and approval to the City's Development Engineering Department.

Parks Development - Forestry:

No comments no concerns.

By-Law and Compliance, Licensing and Permit Services:

No comments no concerns.

Development Finance:

No comment no concerns

Fire Department:

No comments received to date

Schedule A – Plans & Sketches

Schedule B – Public Correspondence

A134/20 – Public Correspondence (86, 90, 94, 98, 102, 106, 110, 114, 118 Mactier Road; 21, 25, 29, 33, 41, 45, 67, 71, 75 Tremblant Crescent (Received February 4, 2021)

Schedule C - Agency Comments

Alectra (Formerly PowerStream) – No concerns or objections

Region of York – No concerns or objections

Schedule D - Previous Approvals (Notice of Decision)

None

Staff Recommendations:

Staff and outside agencies (i.e. TRCA) act as advisory bodies to the Committee of Adjustment. Comments received are provided in the form of recommendations to assist the Committee.

The Planning Act sets the criteria for authorizing minor variances to the City of Vaughan’s Zoning By-law. Accordingly, review of the application considers the following:

- ✓ That the general intent and purpose of the by-law will be maintained.
- ✓ That the general intent and purpose of the official plan will be maintained.
- ✓ That the requested variance(s) is/are acceptable for the appropriate development of the subject lands.
- ✓ That the requested variance(s) is/are minor in nature.

Should the Committee **adjourn** this application the following condition(s) is required: None

Should the Committee find it appropriate to approve this application in accordance with request and the sketch submitted with the application as required by Ontario Regulation 200/96, the following conditions have been recommended:

	Department/Agency	Condition
1	Development Engineering Farzana Khan 905-832-8585 x 3608 Farzana.Khan@Vaughan.ca	1. The Owner/applicant shall submit the final Lot Grading and/or Servicing Plan to the Development Inspection and Lot Grading division of the City’s Development Engineering Department for final lot grading and/or servicing approval prior to any work being undertaken on the property. Please visit or contact the Development Engineering Department through email at DEPermits@vaughan.ca or visit https://www.vaughan.ca/services/residential/dev_eng/permits/Pages/default.aspx to learn how to apply for lot grading and/or servicing approval. 2. Staff have confirmed that the property is located within an unassumed subdivision. The Owner/applicant shall provide satisfactory notification to the developer/builder and approval (Letter or email) of the minor variance and proposed work to the property in question and provide a copy of the notification and approval to the City’s Development Engineering Department.

Conditions

It is the responsibility of the owner/applicant and/or authorized agent to obtain and provide a clearance letter from respective department and/or agency. This letter must be provided to the Secretary-Treasurer to be finalized. All conditions must be cleared prior to the issuance of a Building Permit.

Please Note:

Relief granted from the City’s Zoning By-law is determined to be the building envelope considered and approved by the Committee of Adjustment.

Development outside of the approved building envelope (subject to this application) must comply with the provisions of the City’s Zoning By-law or additional variances may be required.

Elevation drawings are provided to reflect the style of roof to which building height has been applied (i.e. flat, mansard, gable etc.) as per By-law 1-88 and the Committee of Adjustment approval. Please note, that architectural design features (i.e. window placement), that do not impact the style of roof approved by the Committee, are not regulated by this decision.

Notice to the Applicant – Development Charges

That the payment of the Regional Development Charge, if required, is payable to the City of Vaughan before issuance of a building permit in accordance with the Development Charges Act and the Regional Development Charges By-law in effect at the time of payment.

That the payment of the City Development Charge, if required, is payable to the City of Vaughan before issuance of a building permit in accordance with the Development Charges Act and the City's Development Charges By-law in effect at the time of payment.

That the payment of the Education Development Charge if required, is payable to the City of Vaughan before issuance of a building permit in accordance with the Development Charges Act and the Boards of Education By-laws in effect at the time of payment

That the payment of Special Area Development charge, if required, is payable to the City of Vaughan before issuance of a building permit in accordance with the Development Charges Act and The City's Development Charge By-law in effect at the time of Building permit issuance to the satisfaction of the Reserves/Capital Department.

Notice to Public

PLEASE NOTE: As a result of COVID-19, Vaughan City Hall and all other City facilities are closed to the public at this time.

PUBLIC CONSULTATION DURING OFFICE CLOSURE: Any person who supports or opposes this application, but is unable to attend the hearing, may make a written submission, together with reasons for support or opposition. Written submissions on an Application shall only be received until **noon** on the last business day **prior** to the day of the scheduled hearing. Written submissions can be mailed and/or emailed to:

City of Vaughan
Office of the City Clerk – Committee of Adjustment
2141 Major Mackenzie Drive, Vaughan, ON L6A 1T1
cofa@vaughan.ca

ELECTRONIC PARTICIPATION: During the COVID-19 emergency, residents can view a live stream of the meeting Vaughan.ca/LiveCouncil. To make an electronic deputation, residents must complete and submit a [Public Deputation Form](#) no later than **noon** on the last business prior to the scheduled hearing. To obtain a Public Deputation Form please contact our office or visit www.vaughan.ca

Presentations to the Committee are generally limited to 5 minutes in length. Please note that Committee of Adjustment meetings may be audio/video recorded. Your name, address comments and any other personal information will form part of the public record pertaining to this application.

PUBLIC RECORD: Personal information is collected under the authority of the Municipal Act, the Municipal Freedom of Information and Protection of Privacy Act (MFIPPA), the Planning Act and all other relevant legislation, and will be used to assist in deciding on this matter. All personal information (as defined by MFIPPA), including (but not limited to) names, addresses, opinions and comments collected will become property of the City of Vaughan, will be made available for public disclosure (including being posted on the internet) and will be used to assist the Committee of Adjustment and staff to process this application.

NOTICE OF DECISION: If you wish to be notified of the decision in respect to this application or a related Ontario Land Tribunal (OLT) hearing you must complete a Request for Decision form and submit to the Secretary Treasurer (ask staff for details). In the absence of a written request to be notified of the Committee's decision you will **not** receive notice.

For further information please contact the City of Vaughan, Committee of Adjustment

T 905 832 8585 Extension 8002
E CofA@vaughan.ca

Schedule A: Plans & Sketches

Please note that the correspondence listed in Schedule A is not comprehensive. Plans & sketches received after the preparation of this staff report will be provided as an addendum.

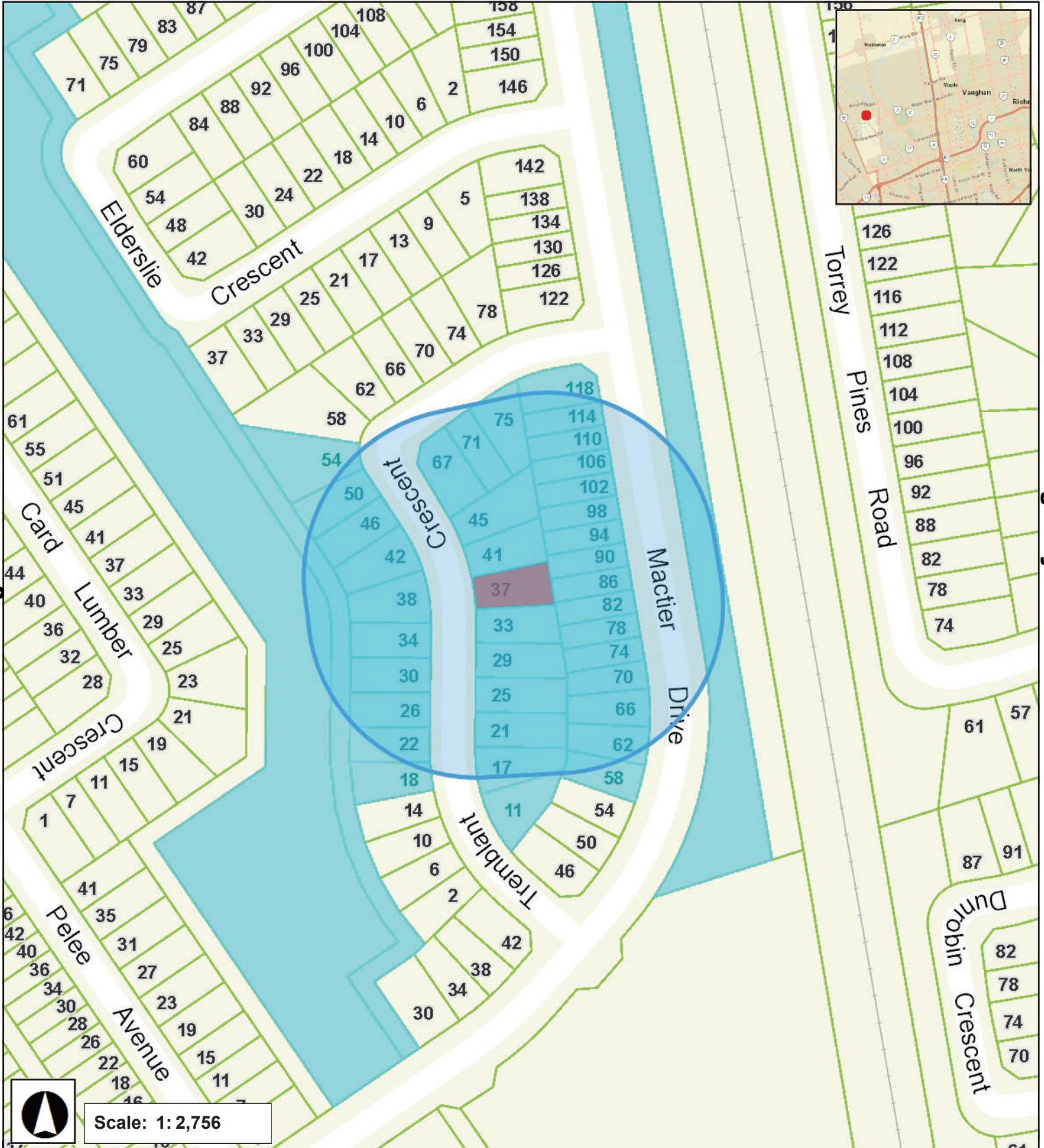
Location Map
Plans & Sketches



LOCATION MAP - A134/20

37 TREMBLANT CRESCENT, KLEINBURG

Nashville Road



Major Mackenzie Drive

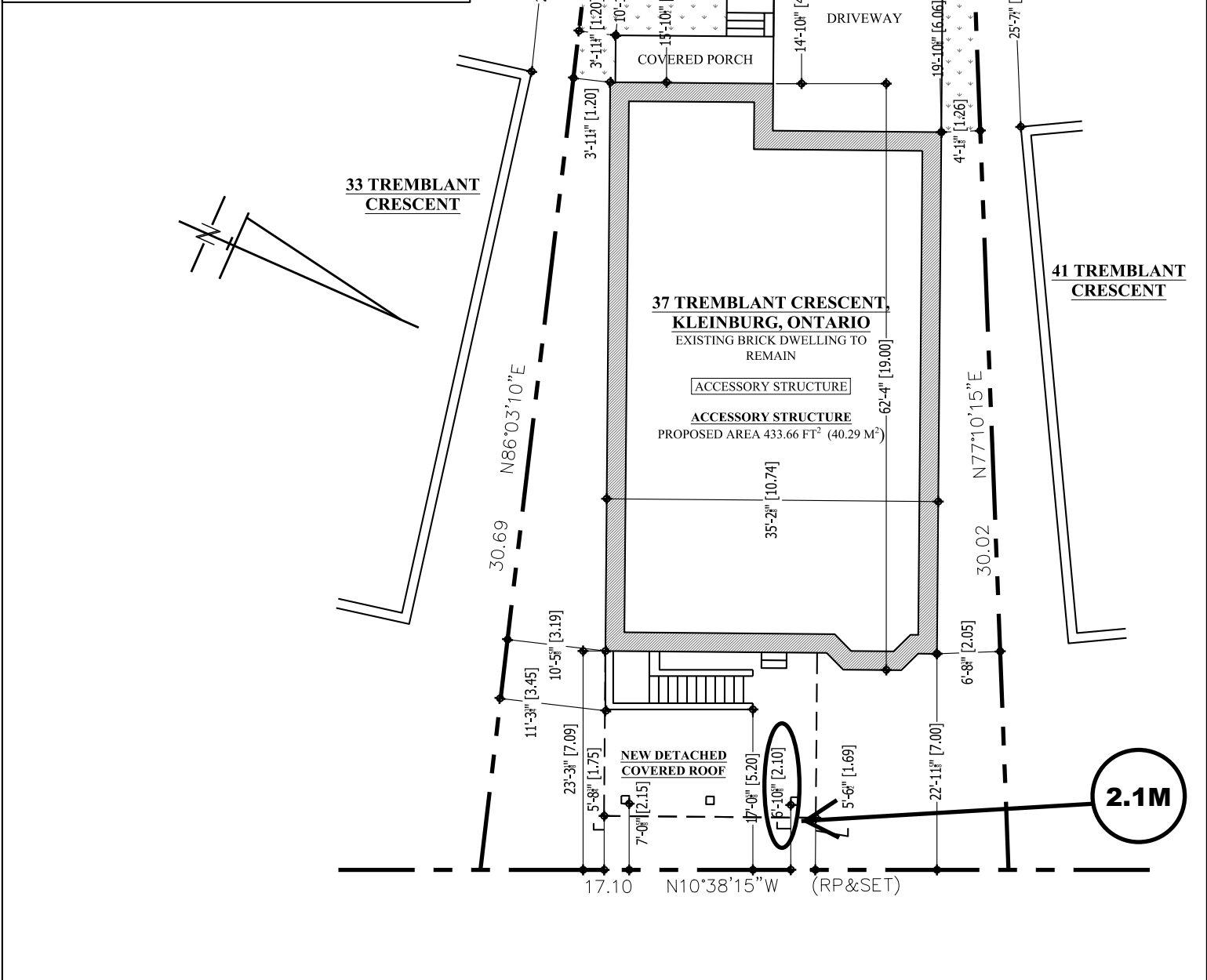
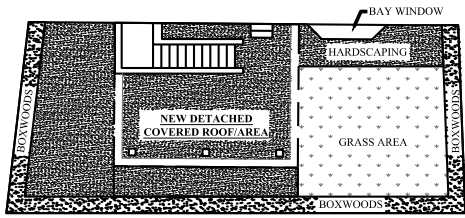
December 22, 2020 10:51 AM

REAR YARD LANDSCAPE AREA		
	METRIC	IMPERIAL
REAR YARD AREA	115.39 S.M.	1242.05 S.F.
COVERED AREA	36.65 S.M.	394.51 S.F.
BAY WINDOW AREA	1.31 S.M.	14.07 S.F.
HARDSCAPE AREA	32.43 S.M.	349.07 S.F.
GRASS/SOFTSCAPE AREA	45.00 S.M.	484.38 S.F. (39.00%)
*WALKOUT/STEPS INCLUDED		
MAX ACCESSORY STRUCTURE SIZE		
10% OF THE LOT AREA OR 67 S.M. - THE LESSER		
LOT AREA	471.97 S.M.	5080.25 S.F.
MAX ACCESSORY BUILDING SIZE (10%)	47.20 S.M.	508.03 S.F.
PROPOSED COVERED AREA	36.65 S.M.	394.51 S.F.

A134/20

TREMBLANT CRESCENT

A = 12.40
 C = 12.39
 N8°23'15" W
 (RP&SET)

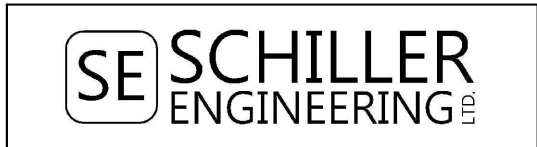
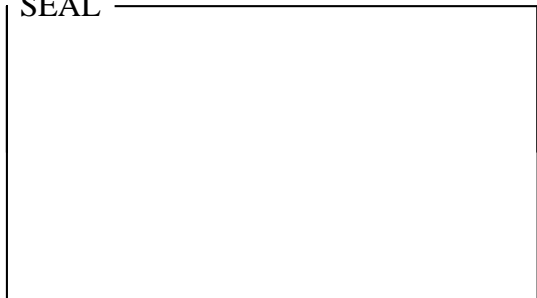


NOTES

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SEAL



PROJECT

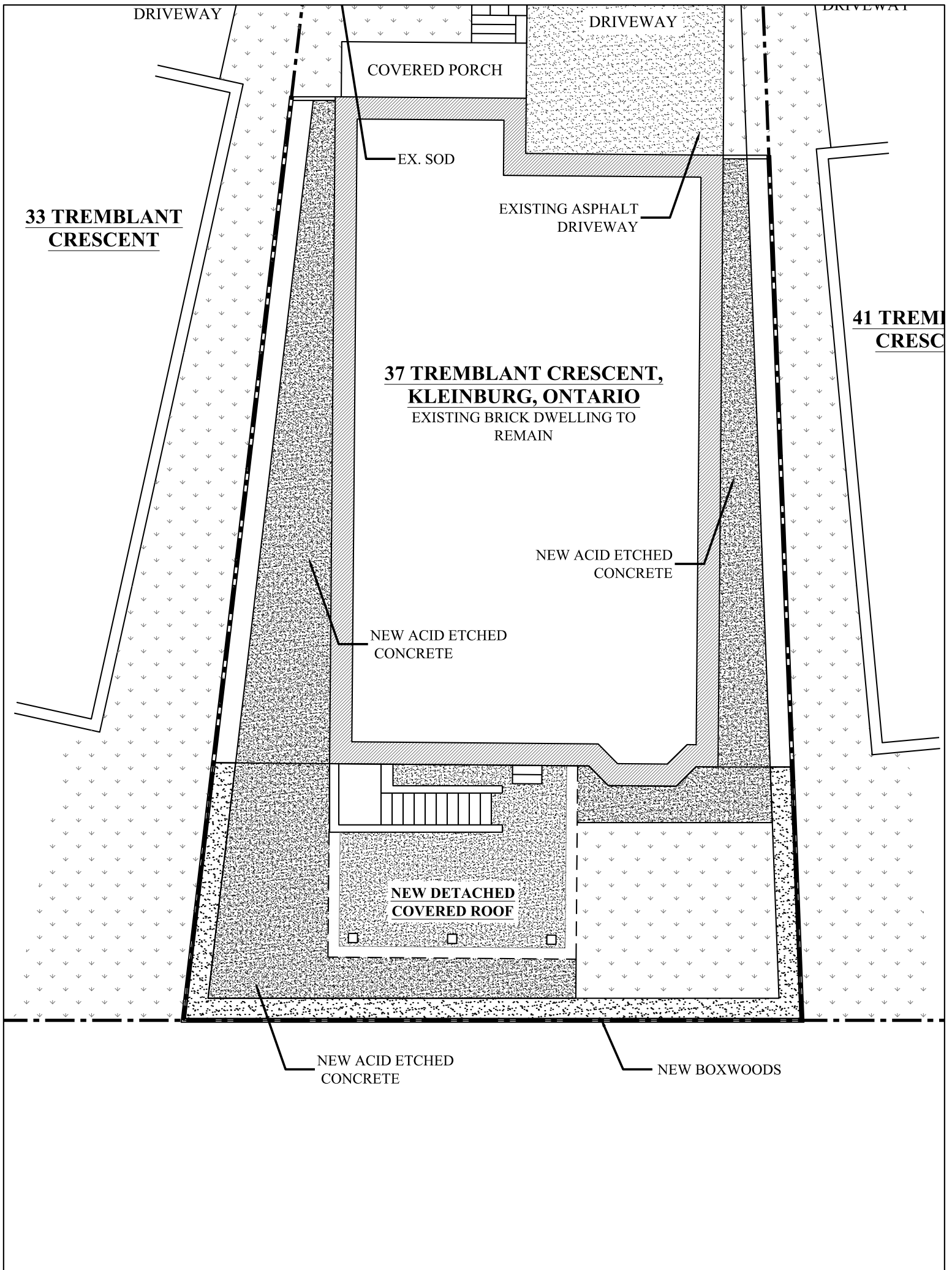
37 TREMBLANT CRESCENT,
 VAUGHAN, ON

PAGE

SITE PLAN

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DATE:	SEPT. 2020
SCALE:	1/16" = 1' 0"
PROJECT No.	2020SE207

A0.1

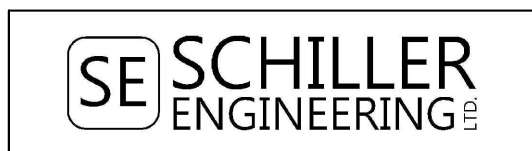
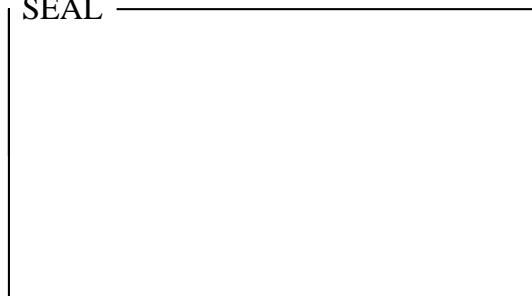


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SEAL



PROJECT

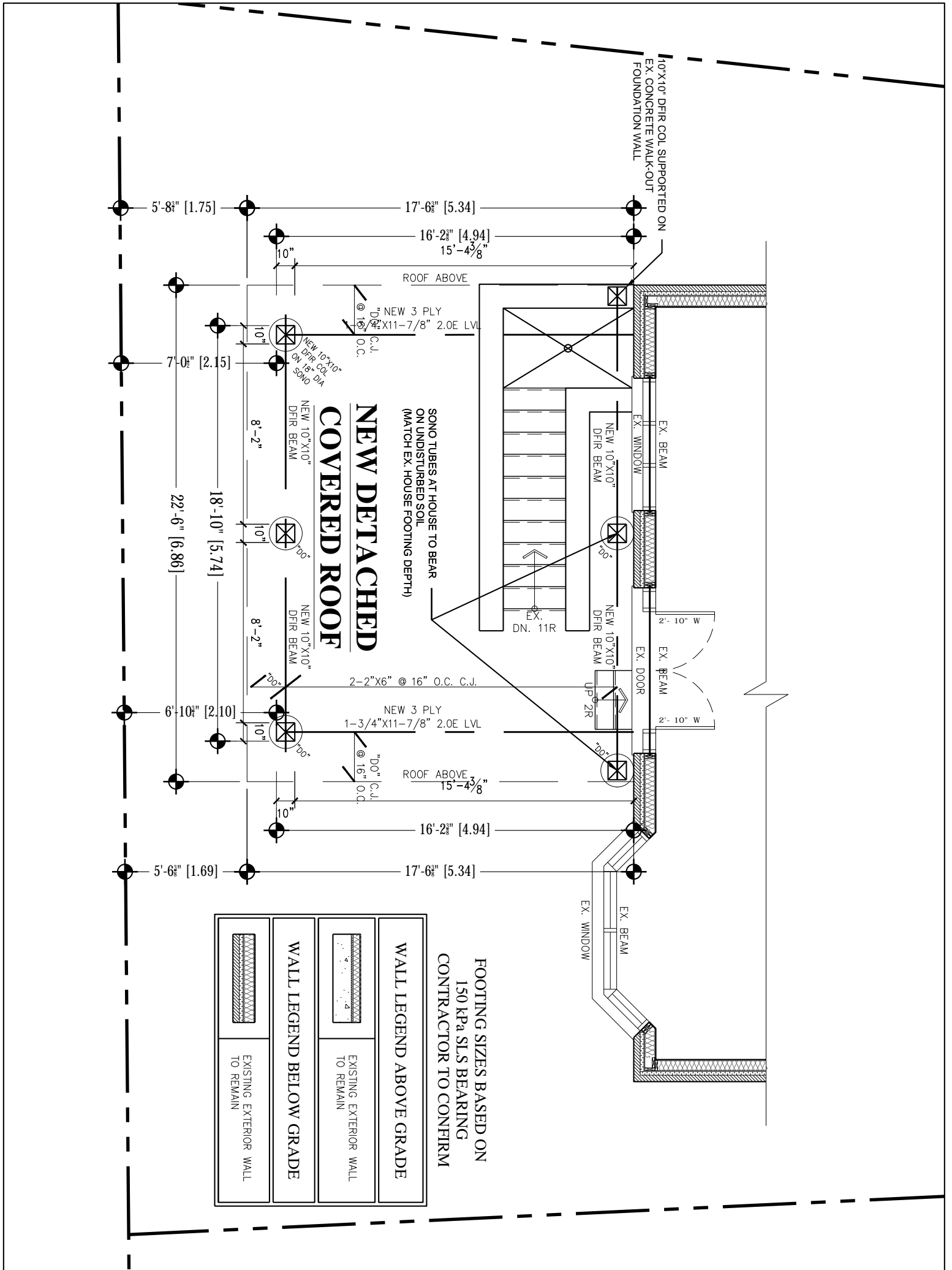
37 TREMBLANT CRESCENT,
VAUGHAN, ON

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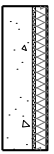



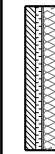
LANDSCAPE PLAN

APPROVED BY:	TS
DATE:	SEPT. 2020
SCALE:	$\frac{3}{32}'' = 1' 0''$
PROJECT No.	2020SE207

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**FOOTING SIZES BASED ON
150 kPa SLS BEARING
CONTRACTOR TO CONFIRM**

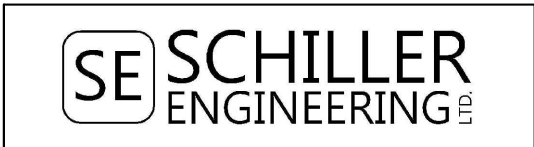
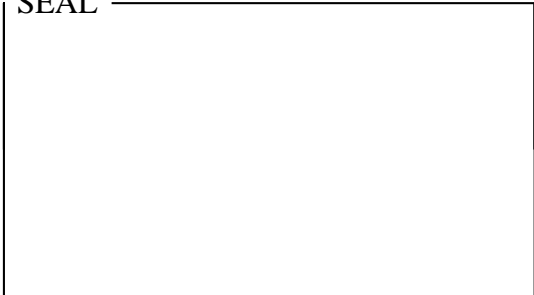
 WALL LEGEND ABOVE GRADE	 EXISTING EXTERIOR WALL TO REMAIN
 WALL LEGEND BELOW GRADE	 EXISTING EXTERIOR WALL TO REMAIN
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SEAL



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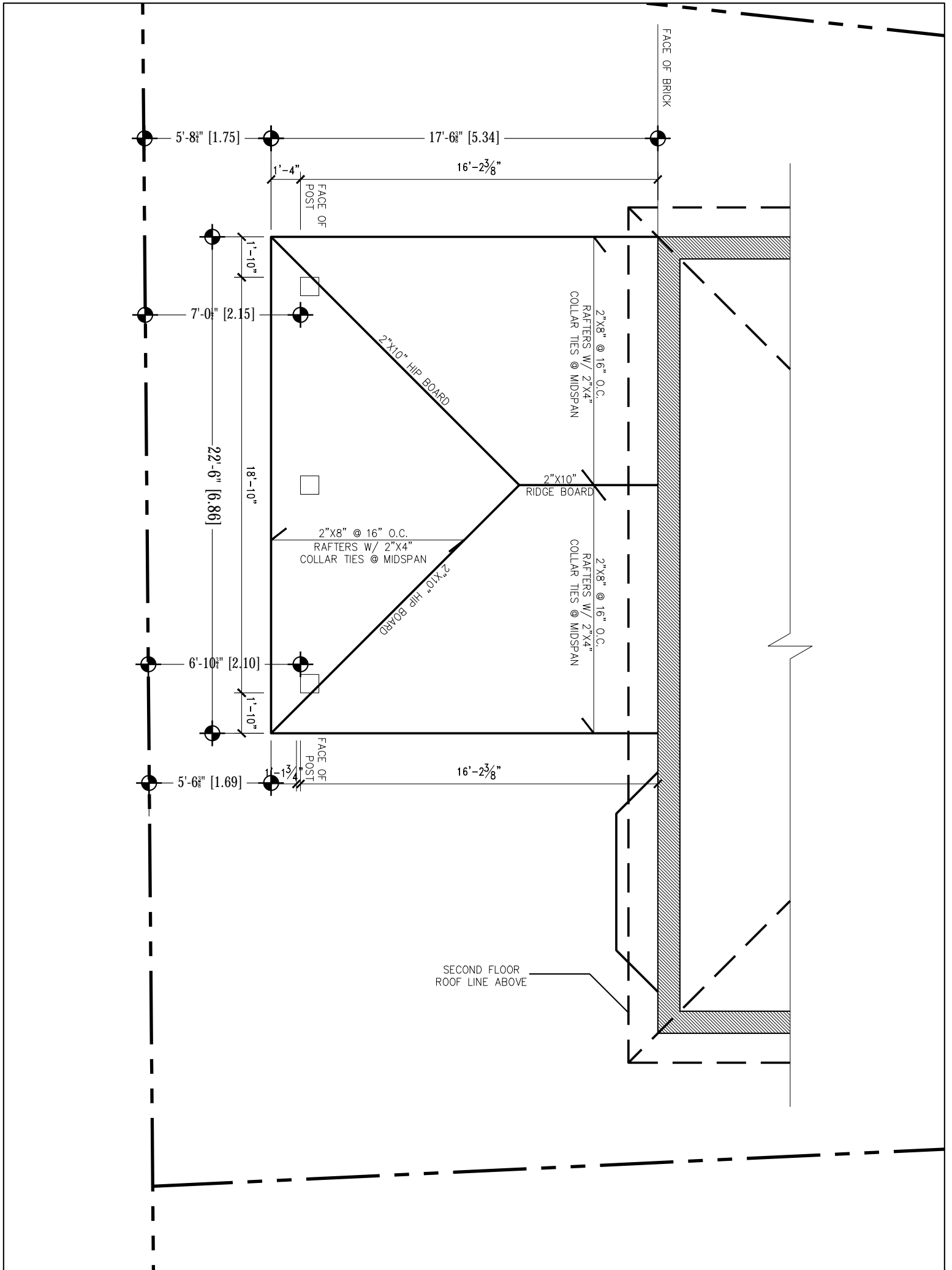
37 TREMBLANT CRESCENT,
VAUGHAN, ON

PAGE

FRAMING PLAN

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PROJECT No.	2020SE207

A1.1

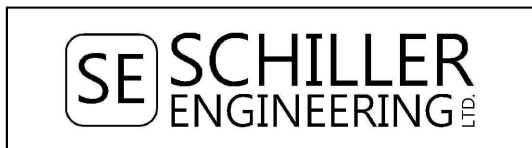
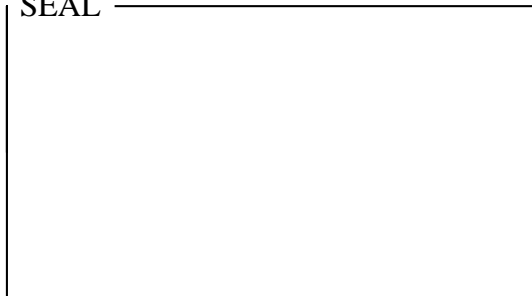


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SEAL



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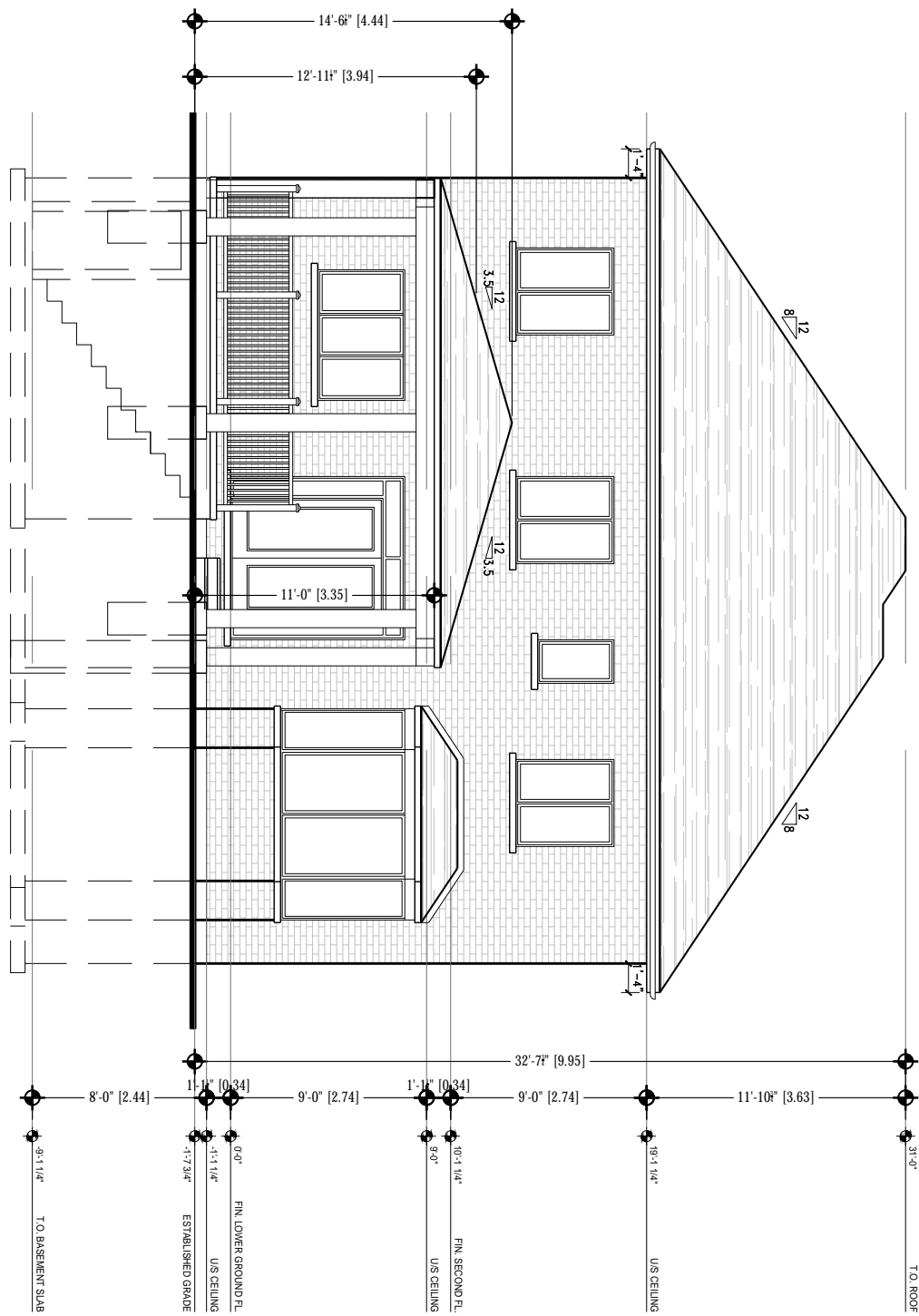
37 TREMBLANT CRESCENT,
VAUGHAN, ON

PAGE

ROOF PLAN

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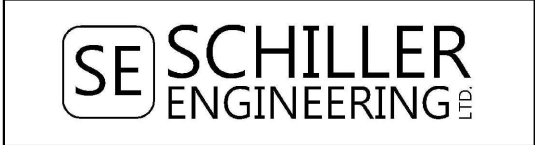
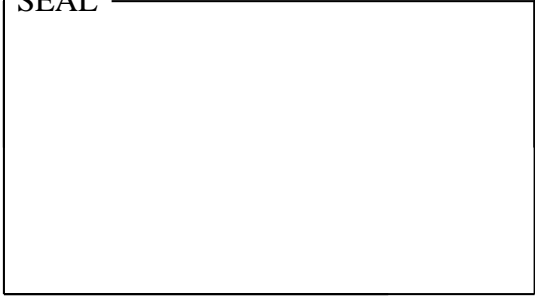


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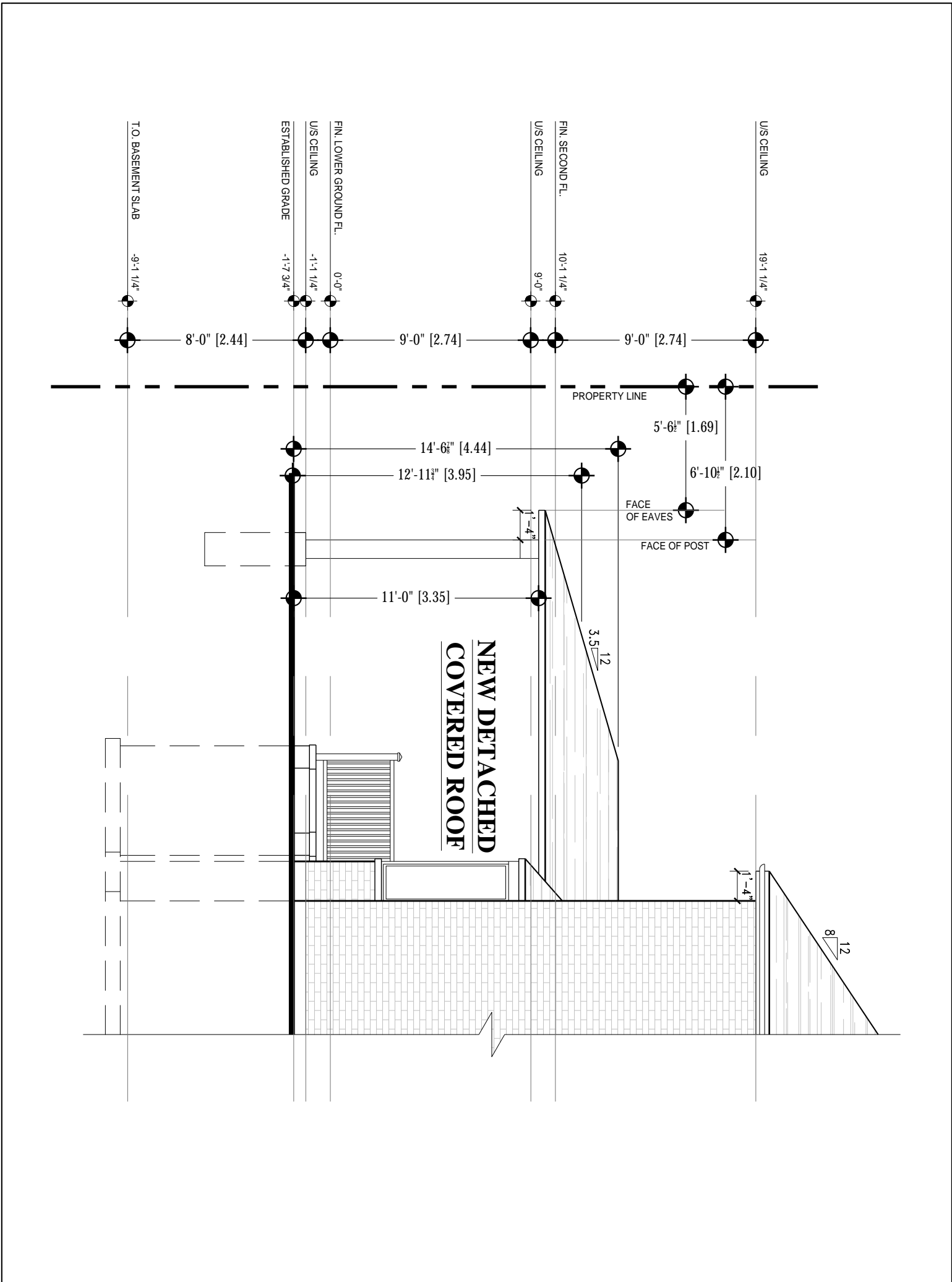
37 TREMBLANT CRESCENT,
VAUGHAN, ON

PAGE

WEST ELEVATION

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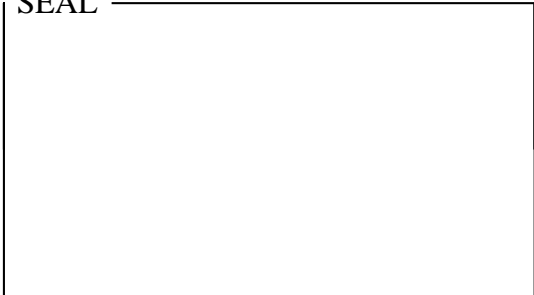


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SEAL



PROJECT

37 TREMBLANT CRESCENT,
VAUGHAN, ON

PAGE

NORTH ELEVATION

APPROVED BY:	TS
DATE:	SEPT. 2020
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PROJECT No.	2020SE207

A2.2

Schedule B: Public Correspondence Received

Please note that the correspondence listed in Schedule B is not comprehensive. Written submissions received after the preparation of this staff report will be provided as an addendum.

A134/20 – Public Correspondence (86, 90, 94, 98, 102, 106, 110, 114, 118 Mactier Road; 21, 25, 29, 33, 41, 45, 67, 71, 75 Tremblant Crescent (Received February 4, 2021))



LETTER OF SUPPORT

Chairperson, Committee of Adjustment Planning Department of the City of Vaughan

Subject: 37 Tremblant Crescent, Vaughan, ON – (A134-20)

Introduction:

Requested Variance(s) to the Zoning By-Law:

Rear Yard Setback

Bylaw – 6.20m

Proposed – 1.25m

Maximum Height

Bylaw – 3.00m

Proposed – 3.35m

I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name)

Albert Wong

(Signature)

Albert Wong

(Address)

86 MacTier Rd

N/A

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



LETTER OF SUPPORT

Chairperson, Committee of Adjustment Planning Department of the City of Vaughan

Subject: 37 Tremblant Crescent, Vaughan, ON – (A134-20)

Introduction:

Requested Variance(s) to the Zoning By-Law:

Rear Yard Setback

Bylaw – 6.20m

Proposed – 1.25m

Maximum Height

Bylaw – 3.00m

Proposed – 3.35m

I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name)

Hanh Nguyen

(Signature)

Hanh

(Address)

90 MacTier Rd

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name) Anushtha Narang (Signature) Anushtha

(Address) 94 Mather Rd

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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Sincerely,

Fadhil Xousif

(Name)

Thaera Xousif

(Signature)

Thaera

(Address)

98 Mactier Rd.

N/A

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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Sincerely,

(Name)

A handwritten signature in blue ink, appearing to be 'G. H. Azusa Mitho'.

(Signature)

G. H. Azusa Mitho

(Address)

102 MacTier Rd

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name) AMAR NISHA (Signature) 

(Address) 106 MacTier Rd.

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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Sincerely,

(Name)

OZREN KAPOR

(Signature)

Kapor Ozren

(Address)

110 Mactew Rd.

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
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I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name)

A handwritten signature in blue ink, appearing to read 'Travis Schiller'.

(Signature)

(Address)

114 Mather Rd.

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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Sincerely,

(Name)

Vasuki Dosta

(Signature)

A handwritten signature in blue ink that reads 'Vasuki Dosta'.

(Address)

118 MacTier Road.

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
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Sincerely,

(Name)

Christina Gray

(Signature)

(Handwritten signature)

(Address)

75 Tremblant Crest.

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
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Sincerely,

(Name)

Bernardo Freitas

(Signature)

A handwritten signature in blue ink, appearing to be 'Bernardo Freitas', written over a horizontal line.

(Address)

71 Tremblant Cres.

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
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Sincerely,

(Name)

Zahid Ali

(Signature)

A handwritten signature in blue ink, appearing to read 'Zahid Ali', with a horizontal line underneath.

(Address)

67 Tremblant Cres.

2157 Royal Windsor Drive Unit 4,

Mississauga, ON L5J 1K5

Phone: 905-822-1666

Cell: 647-391-4994

Email: Travis@SchillerEngineering.ca



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I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name) Farrah

(Signature) [Handwritten Signature]

(Address) 45 Tremblant Crescent

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

Melissa Marchese
(Name)


(Signature)

(Address)

47 Tremblant Cres

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
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Sincerely,

(Name) Daniele Mariani (Signature)

A handwritten signature in blue ink, appearing to read 'Daniele Mariani', written over a horizontal line.

(Address)

33 Tremblant Cres

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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Sincerely,

Valerie Castellanos

(Name) *Kevin Castellanos*

(Signature)

(Address)

29 Tremblant Cres

2157 Royal Windsor Drive Unit 4,
Mississauga, ON L5J 1K5
Phone: 905-822-1666
Cell: 647-391-4994
Email: Travis@SchillerEngineering.ca



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Sincerely,

(Name)

Rohani Ramdhine

(Signature)

Rohani Ramdhine

(Address)

21 Tremblant Cres

2157 Royal Windsor Drive Unit 4,

Mississauga, ON L5J 1K5

Phone: 905-822-1666

Cell: 647-391-4994

Email: Travis@SchillerEngineering.ca



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I am aware of the new development located at 37 Tremblant Crescent and I am **not opposed** to the variances requested by my neighbor.

Sincerely,

(Name) Alamy (Signature) Thuy Thi Nguyen

(Address) 25 Tremblant Cres

2157 Royal Windsor Drive Unit 4,
 Mississauga, ON L5J 1K5
 Phone: 905-822-1666
 Cell: 647-391-4994
 Email: Travis@SchillerEngineering.ca

Schedule C: Agency Comments

Please note that the correspondence listed in Schedule C is not comprehensive. Comments received after the preparation of this staff report will be provided as an addendum.-

Alectra (Formerly PowerStream) – No concerns or objections
Region of York – No concerns or objections

Date: December 10th , 2020

Attention: **Christine Vigneault**

RE: Request for Comments

File No.: **A134-20**

Related Files:

Applicant: Paul & Maddalena Gargarella

Location 37 Tremblant Cr



Discover the possibilities

COMMENTS:

- We have reviewed the proposed Variance Application and have no comments or objections to its approval.
- We have reviewed the proposed Variance Application and have no objections to its approval, subject to the following comments (attached below).
- We have reviewed the proposed Variance Application and have the following concerns (attached below).

Alectra Utilities (formerly PowerStream) has received and reviewed the proposed Variance Application. This review, however, does not imply any approval of the project or plan.

All proposed billboards, signs, and other structures associated with the project or plan must maintain minimum clearances to the existing overhead or underground electrical distribution system as specified by the applicable standards, codes and acts referenced.

In the event that construction commences, and the clearance between any component of the work/structure and the adjacent existing overhead and underground electrical distribution system violates the Occupational Health and Safety Act, the customer will be responsible for 100% of the costs associated with Alectra making the work area safe. All construction work will be required to stop until the safe limits of approach can be established.

In the event construction is completed, and the clearance between the constructed structure and the adjacent existing overhead and underground electrical distribution system violates the any of applicable standards, acts or codes referenced, the customer will be responsible for 100% of Alectra's cost for any relocation work.

References:

- Ontario Electrical Safety Code, latest edition (Clearance of Conductors from Buildings)
- Ontario Health and Safety Act, latest edition (Construction Protection)
- Ontario Building Code, latest edition (Clearance to Buildings)
- PowerStream (Construction Standard 03-1, 03-4), attached
- Canadian Standards Association, latest edition (Basic Clearances)

If more information is required, please contact either of the following:

Mr. Stephen Cranley, C.E.T
Supervisor, Distribution Design, ICI & Layouts (North)
Phone: 1-877-963-6900 ext. 31297

Mr. Tony D'Onofrio
Supervisor, Subdivisions (Alectra East)
Phone: 1-877-963-6900 ext. 24419

E-mail: stephen.cranley@alectrautilities.com

Email: tony.donofrio@alectrautilities.com

Pravina Attwala

Subject: FW: REQUEST FOR COMMENTS - A134/20 (37 TREMBLANT CRESCENT)

From: Hurst, Gabrielle <Gabrielle.Hurst@york.ca>

Sent: September-10-21 3:47 PM

To: Pravina Attwala <Pravina.Attwala@vaughan.ca>

Cc: Committee of Adjustment <CofA@vaughan.ca>

Subject: [External] RE: REQUEST FOR COMMENTS - A134/20 (37 TREMBLANT CRESCENT)

Good afternoon Pravina,

The Regional Municipality of York has completed its review of the above minor variance and has no comment.

Gabrielle

Gabrielle Hurst mcip rpp | Community Planning and Development Services | The Regional Municipality of York | 1-877
464 9675 ext 71538 | gabrielle.hurst@york.ca | www.york.ca