



Report Committee of Adjustment

Filing Date: July 4, 2022
Hearing Date: October 25, 2022
File: A-2022-0205
**Owner/
Applicant:** 1630604 ONTARIO LTD.
Address: 125 Chrysler Drive, Units 5-7
Ward: WARD 8
Contact: François Hémon-Morneau, Planner III

Recommendation:

That application A-2022-0205 be deferred no later than the last meeting of December 2022.

Background:

Existing Zoning:

The property is currently zoned 'Service Commercial (SC-1127)', according to By-law 270-2004, as amended.

Requested Variance:

The applicant is requesting the following variance:

1. To provide 278 parking spaces whereas the by-law requires a minimum of 331 parking spaces.

Current Situation:

The application was previously deferred at the August 2nd, 2022 Committee of Adjustment hearing. The minor variance application is submitted to facilitate the construction of a mezzanine within the existing building which requires approximately 19% parking space reduction. Given that the proposed reduction is greater than 10% of the overall requirement, Staff requested that a parking justification brief be submitted in support of the variance. The requirement for a parking justification brief has been communicated to the applicant and additional time is needed to complete and submit the brief. Staff recommend a deferral of the application to allow sufficient time for the applicant to provide this information and for staff to review and provide a recommendation.

Respectfully Submitted,

François Hémon-Morneau

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