



CORPORATION OF THE CITY OF ORILLIA

COMMITTEE OF ADJUSTMENT

DECISION

APPLICATION NO.	B08-24
APPLICANT/OWNER	Madison Calder and Dennis Goriachev
ADDRESS	239 Laclie Street
DATE OF DECISION	May 15, 2024

Upon application to the Committee of Adjustment for consent to sever land for the purpose of an easement pursuant to Section 53 of the Planning Act, as amended, the decision of the City of Orillia Committee of Adjustment is as follows:

THAT: Consent to sever land is:

- Approved
- Approved with conditions*
- Denied
- Deferred

* Conditions of approval are attached and form part of the Committee of Adjustment decision.

The Committee has Granted the following consent to sever land to grant an easement in favour of the adjacent property at 235 Laclie Street for purposes of legalizing access by way of an existing driveway.

Property	Proposed Lot Frontage of Easement	Proposed Area of Easement	Lands Benefitting from Easement
239 Laclie Street (Easement)	+/- 1.75 m	+/- 48.4 m ²	235 Laclie Street

REASONS: The application conforms with the requirements of the City of Orillia Zoning By-law, the City of Orillia Official Plan, and satisfies the requirements of all commenting agencies.

EFFECT OF PUBLIC INPUT:

There was no public input received prior to the conclusion of the Public Hearing held on May 15, 2024.

We, the undersigned, acknowledge the above as being the decision of the Committee.



Pete Bowen



Ian Gordon



Kelly Smith

NOTICE OF THE LAST DAY FOR APPEALING TO THE ONTARIO LANDS TRIBUNAL

The applicant, the Minister, a specified person or public body may, not later than **20 days** after the giving of notice is completed, appeal the decision or any condition imposed by the Committee or appeal both the decision and any condition to the Tribunal by filing with the Secretary-Treasurer of the municipality a notice of appeal setting out the reasons for the appeal, accompanied by the fee charged under the *Ontario Land Tribunal Act, 2021*. Specified person is defined in Section 1 (1) of the *Planning Act* linked here:

<https://www.ontario.ca/laws/statute/90p13>

A copy of an appeal form is available from the OLT website at <https://olt.gov.on.ca/forms-submissions/>

Notice of the last day of appealing this decision to the Ontario Land Tribunal is June 6, 2024.

Notice of this decision of the Committee of Adjustment was given on May 17, 2024.

I, Sue McCormick, Acting Secretary-Treasurer of the Committee of Adjustment do hereby certify that the above is a true copy of the decision of the Committee of Adjustment for Application No. B08-24 rendered on May 15, 2024.



Sue McCormick, Acting Secretary-Treasurer to the Committee of Adjustment

CONDITIONS OF DECISION

APPLICATION NO.	B08-24
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SUBJECT TO THE FOLLOWING CONDITIONS:

Pursuant to the Planning Act, as amended, all conditions imposed must be fulfilled within two (2) years from the date of the sending of the Decision or the application is deemed to be refused.

It is a requirement that all conditions imposed be fulfilled prior to the granting of this consent before the issuance of the Certificate of Official by the Secretary-Treasurer.

1. That all taxes, local improvements, and/or other charges, both current and in arrears, be paid for the calendar year to the satisfaction of the Treasurer/Chief Financial Officer;
2. The applicant/owner shall submit to the Secretary Treasurer of the Committee of Adjustment a draft reference plan of survey which sets out the lands which are the subject of this application for review. Once duly deposited with the Office of the Land Registrar, an electronic copy is to be provided.
3. The Owner/Applicant shall submit to the Secretary-Treasurer of the Committee of Adjustment a draft Easement document for review. Upon registration, a final copy of the Easement document shall be provided to the City.
4. That the Owner/Applicant shall be required to pay the Development Review Fee (\$75.00) as approved by City Council.



Sue McCormick, Acting Secretary-Treasurer to the Committee of Adjustment