

2024-10-31



**CONSENT APPLICATION
COMMENTS TO THE COMMITTEE OF ADJUSTMENT
PANEL 2**

PLANNING, DEVELOPMENT AND BUILDING SERVICES DEPARTMENT

Site Address: 2262 Braeside Avenue
Legal Description: Part of Block N, Registered Plan 552
File No.: D08-01-24/B-00178
Report Date: October 30, 2024
Hearing Date: November 5, 2024
Planner: Penelope Horn
Official Plan Designation: Outer Urban Transect, Neighborhood
Zoning: I1A [2822]

DEPARTMENT COMMENTS

The Planning, Real Estate and Economic Development Department **has no concerns with** the application.

DISCUSSION AND RATIONALE

The Owner requires the Consent of the Committee for Long-Term Lease in excess of 21 years. Section 53 (12) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended, permits the criteria for the subdivision of land listed in Section 51 (24) to be considered when determining whether provisional consent may be granted by a committee of adjustment. With respect to the criteria listed in Section 51 (24), staff have no concerns with the proposed long-term lease.

An associated Site Plan Control application has been submitted and is pending registration of the Site Plan Agreement under City File # D07-12-21-0174.

ADDITIONAL COMMENTS

Planning Forestry

The site is the subject of an approved Site Plan application. Tree impacts have been addressed through that process; there are no further tree impacts related to this consent application.



Penelope Horn
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