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Planning and Development Services  
Committee of Adjustment

**DECISION**

**FILE NUMBER:** MV-2018-33  
**PROPERTY:** 32 Wells Street  
**LEGAL DESCRIPTION:** Lot 2 Registered Plan 68  
**APPLICANT:** Momot & Marshall  
**DATE OF DECISION:** December 6, 2018

PURSUANT to Section 45 of the *Planning Act* with respect to the above noted Application the Committee of Adjustment ("Committee"), THAT:

It hereby ~~does~~ **does not** authorize the Minor Variance Application requesting relief from the Town of Aurora Zoning By-law 6000-17 as amended, respecting to permit an accessibility ramp with a setback of 2.5m from the front lot line, thereby, requiring a variance of 2.0m.

The Committee has determined that the Application ~~is~~ **is not** a Minor Variance and that granting such relief ~~is~~ **is not** with in the intent of the Official Plan and Zoning By-law. Further, the Committee has determined that the Application ~~is~~ **is not** desirable for the appropriate development or use of the land. Where the Minor Variance has been authorize, the extent of the Minor Variance is limited to the encroachment indicated on the site plan drawing circulated with the Notice of Application.

Concurring Members:

~~**ABSENT**~~  
Grace Marsh, Chair

Tom Plamondon, Vice Chair

Roy Harrington

David Mhango

Hank Gosar

**CERTIFIED**  
COMMITTEE OF ADJUSTMENT  
TOWN OF AURORA  
  
SECRETREAS.  
DATE December 6, 2018



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**DECISION**

**Schedule "A"**

**REASONS FOR REFUSAL**

The Committee has based its decision on the legislative framework of the *Planning Act* and are in agreement with the comments provided by Planning and Development Services (attached herein); any additional rationale is noted below:

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*NOTE: Any and all written submissions relating to this Application that were made to the Committee of Adjustment before its Decision, and any and all oral submissions related to this Application that were made at a public meeting, held under the Planning Act, have been-taken into consideration by the Committee of Adjustment in its Decision on this matter.*