

COMMITTEE OF THE WHOLE JANUARY 20, 2003

**ZONING BY-LAW AMENDMENT FILE Z.01.067
SITE DEVELOPMENT FILE DA.01.084
CHARTREUSE RESTAURANT INC.
REPORT #P.2001.70**

Recommendation

The Commissioner of Planning recommends:

THAT this report be RECEIVED for information purposes.

Background

On January 13, 2003, Mr. Tony Bonos, owner of Chartreuse Restaurant, made a deputation to Committee of the Whole regarding conditions of approval for his Zoning By-law Amendment Application Z.01.067, which was approved by Council on March 18, 2002. One of the conditions of approval was "that prior to the registration of the site plan agreement, easements or a long-term lease shall be registered to provide shared access and parking areas for both properties." Mr. Bonos was having difficulty in obtaining the easements and asked that this condition be amended.

Staff have met with Mr. Bonos and the neighbouring landowner regarding the easements. Minor changes to the location and area of the easements were agreed to, so that the neighbour has the flexibility to pursue an addition to his building without requiring changes to the easement. Both property owners are proceeding with the easements in the revised form.

The slightly reduced easement area has resulted in a reduction of 2 parking spaces. A total of 15 spaces will now be provided for both properties. Staff consider the parking provided to be sufficient and can be included in the implementing zoning by-law.

Conclusion

Staff have met with the applicant and his neighbour to identify the benefits of shared parking for both properties. With a minor change in the location and size of the easement, both property owners are now proceeding with applications to the Committee of Adjustment for easements. As such, changes to the conditions of approval are no longer required.

Attachments

1. Location Map
2. Site Plan (Revised)

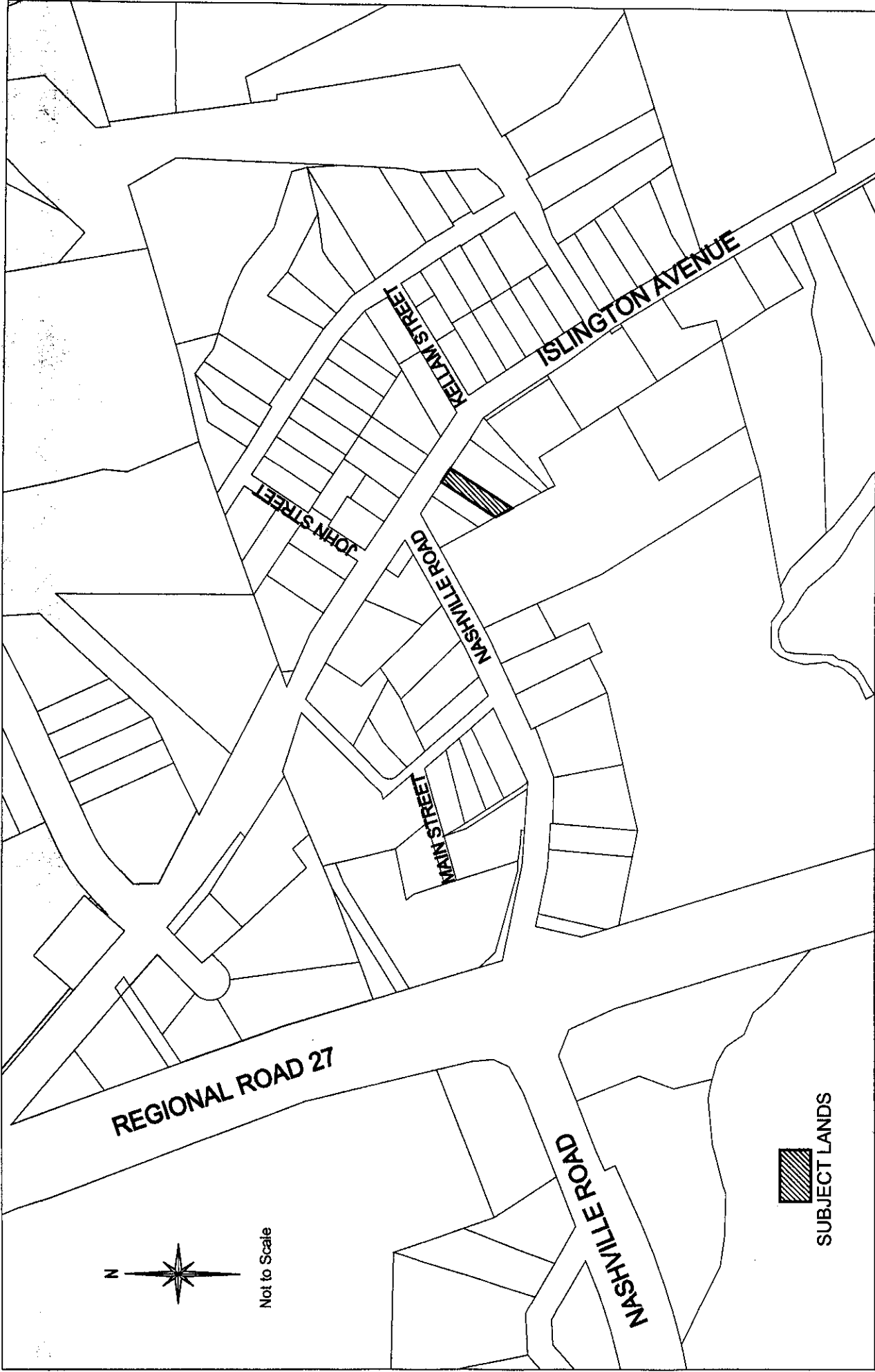
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Respectfully submitted,

MICHAEL DeANGELIS
Commissioner of Planning

JOANNE R. ARBOUR
Director of Community Planning



REGIONAL ROAD 27



Not to Scale

MAIN STREET

NASHVILLE ROAD

JOHN STREET

KELLAM STREET

ISLINGTON AVENUE

NASHVILLE ROAD



SUBJECT LANDS

Location Map

Lot 24,
Concession 8

APPLICANT:
CHARTREUSE RESTAURANT INC.

**City of
Vaughan**

Community Planning Department

Attachment

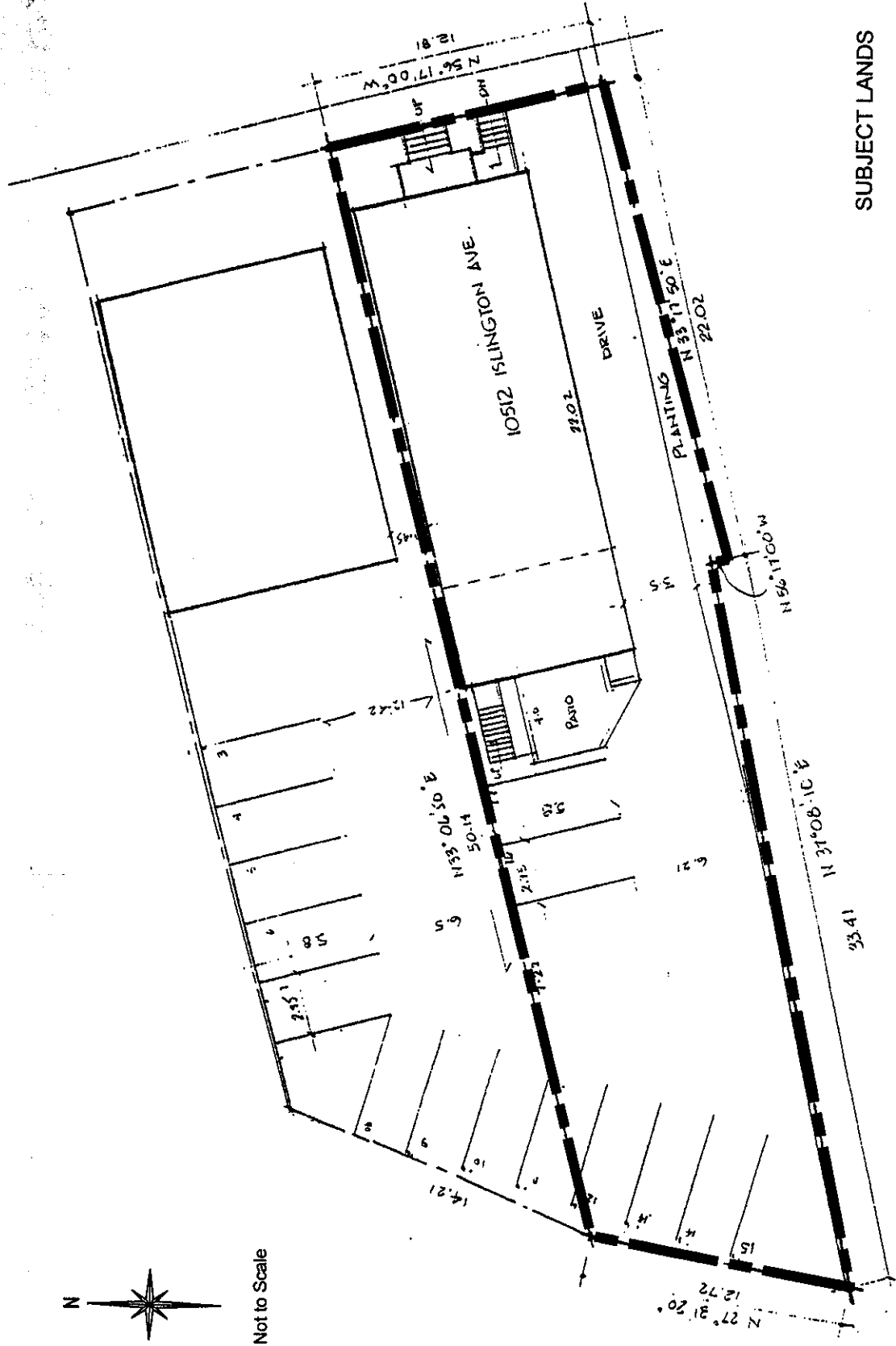
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FILE No.:
Z.01.067 &
DA.01.084

January 16, 2003



Not to Scale



SUBJECT LANDS



Revised Site Plan

Lot 24,
Concession 8
APPLICANT:
CHARTREUSE RESTAURANT INC.



Community Planning Department

Attachment 2

FILE No.:
Z.01.067 &
DA.01.084
January 16, 2003