APPEAL COMMITTEE
DISPOSITION OF ITEMS

MARCH 11, 2026

MEMBERS
PRESENT: Councillor Eadie, Chairperson
Councillor Dobson
Councillor Mayes
Councillor Rollins

COMMITTEE
CLERK: K. Dolski, City Clerk's Department

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Item	Appeal	Order of the Committee
	PUBLIC HEARINGS	
1	Appeal – Variance – 1121 Lee Boulevard File DAV 250311A/2025B	The matter was filed, inasmuch as the Appeal Committee did not have the authority to make a decision on this appeal, in accordance with Section 37(3) of the Development Procedures By-law 104/2020.
2	Appeal – Variance – 1460 Corydon Avenue File DAV 223033A/2025D [c/r DASZ 42/2025]	The Appeal Committee denied the appeals, concurred in the decision of the City Centre Community Committee, confirmed Variance Order DAV 223033/2025D and approved a Variance on "the land" for the construction of a mixed used residential and commercial building as follows: 1. A rear yard of 5.8 feet (1.76 metres) to the commercial portion 2. A front yard of 10 feet (3.04 metres) to the commercial portion 3. A north side corner yard of 5 feet (1.524 metres) to the residential portion 4. A rear yard of 5.8 feet (1.76 metres) to the residential portion 5. Lot area per dwelling unit of 770 square feet (71.53 square metres) 6. 23 parking spaces 7. Insufficient street edge landscaping Subject to the following conditions: 1. That the Order shall come into force and effect upon the coming into force and effect of the zoning by-law for the subject land under File DASZ 42/2025. 2. That prior to the issuance of any development permits, a signed service agreement with a car share provider shall be submitted to and approved by the Director of Planning, Property and Development. The service agreement shall include one (1) car share vehicle and one (1) dedicated parking stall for the car share vehicle, to the satisfaction of the Director of Planning, Property and Development, to be thereafter maintained to the satisfaction of the Director. 3. That prior to the issuance of any development permits, the developer shall provide a shared parking agreement showing an additional five parking stalls, or other suitable alternative, to the Director of Planning, Property and Development. 4. That the developer shall plant a minimum of eight trees within 12 months of occupancy permits being issued, to the satisfaction of the Director of Planning, Property and Development.