



Hamilton

## COMMITTEE OF ADJUSTMENT

City Hall, 5<sup>th</sup> floor, 71 Main Street West, Hamilton, ON L8P 4Y5  
Telephone (905) 546-2424, ext. 4221, 3935 Fax (905) 546-4202  
E-mail: [cofa@hamilton.ca](mailto:cofa@hamilton.ca)

# NOTICE OF PUBLIC HEARING Minor Variance

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**You are receiving this notice because you are either:**

- Assessed owner of a property located within 60 metres of the subject property
  - Applicant/agent on file, or
  - Person likely to be interested in this application
- 

**APPLICATION NO.:** HM/A-21:121

**APPLICANTS:** Agent David Walking  
Owner Voyo Zlojutro

**SUBJECT PROPERTY:** Municipal address **175 Cloverdale Ave., Hamilton**

**ZONING BY-LAW:** Zoning By-law 6593, as Amended

**ZONING:** "C" (Urban Protected Residential) district

**PROPOSAL:** To permit the conversion of the single family dwelling to contain two (2) dwelling units notwithstanding that:

1. Two (2) parking spaces shall be provided in the front yard whereas the by-law permits a maximum of one (1) parking space to be provided in the required front yard.

2. No onsite manoeuvring shall be provided for the two (2) required parking spaces instead of the requirement that a manoeuvring space shall be provided and maintained abutting and accessory to each required parking space on the lot and whereas the zoning By-law only permits off-site manoeuvring for only one parking space

This application will be heard by the Committee as shown below:

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**DATE:** Thursday, May 27th, 2021

**TIME:** 4:00 p.m.

**PLACE:** Via video link or call in (see attached sheet for details) To be streamed at  
[www.hamilton.ca/committeeofadjustment](http://www.hamilton.ca/committeeofadjustment)  
for viewing purposes only

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### PUBLIC INPUT

**Written:** If you would like to submit written comments to the Committee of Adjustment you may do so via email or hardcopy. Please see attached page for complete instructions, including deadlines for submitting to be seen by the Committee.

**Orally:** If you would like to speak to this item at the hearing you may do so via video link or by calling in. Please see attached page for complete instructions, including deadlines for registering to participate.

## MORE INFORMATION

For more information on this matter, including access to drawings illustrating this request:

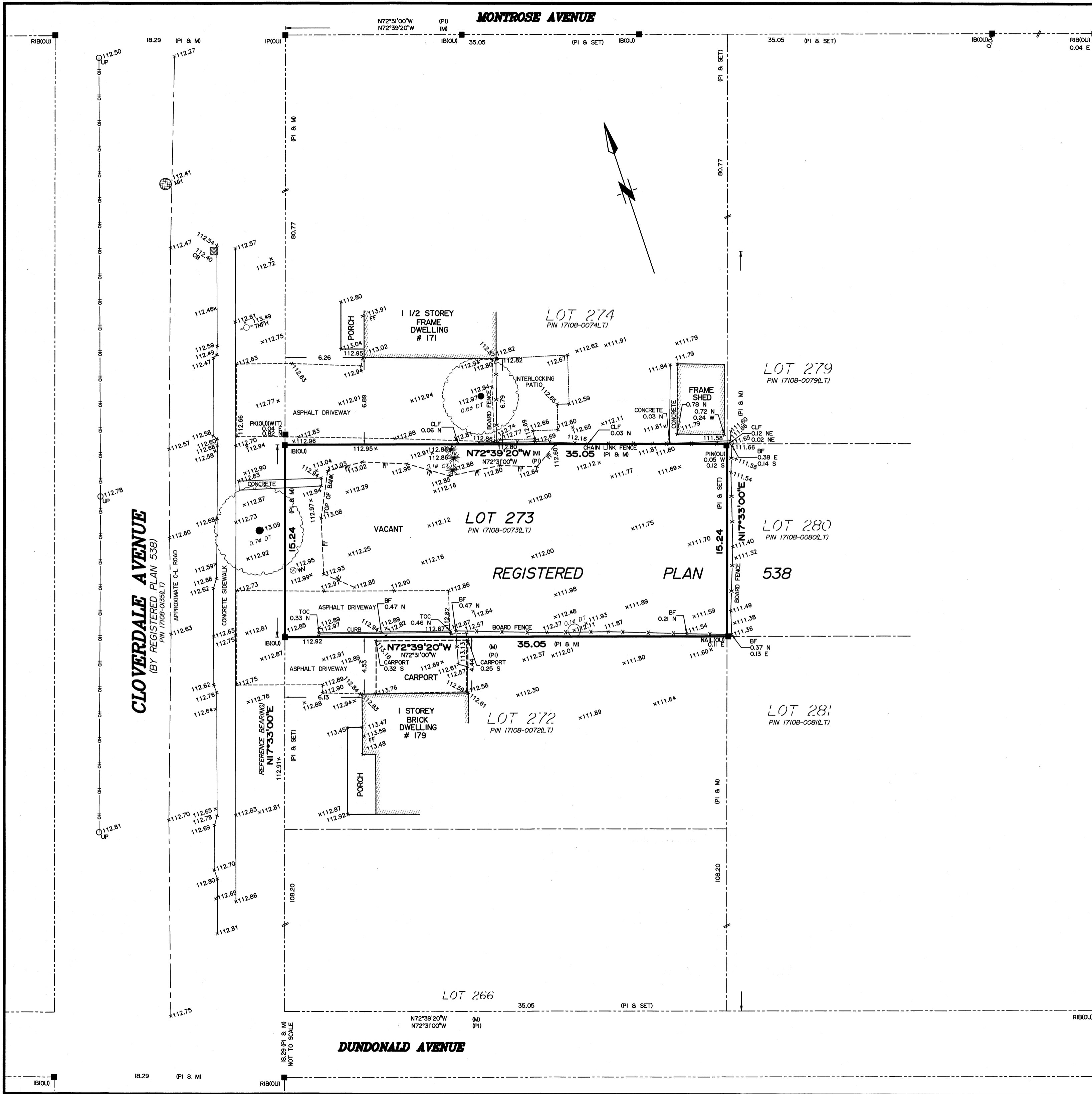
- Visit [www.hamilton.ca/committeeofadjustment](http://www.hamilton.ca/committeeofadjustment)
- Call 905-546-CITY (2489) or 905-546-2424 extension 4221, 4130, or 3935
- Email Committee of Adjustment staff at [cofa@hamilton.ca](mailto:cofa@hamilton.ca)

DATED: May 11th, 2021.

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Jamila Sheffield,  
Secretary-Treasurer  
Committee of Adjustment

***Information respecting this application is being collected under the authority of the Planning Act, R.S.O., 1990, c. P. 13. All comments and opinions submitted to the City of Hamilton on this matter, including the name, address, and contact information of persons submitting comments and/or opinions, will become part of the public record and will be made available to the Applicant and the general public.***



TOPOGRAPHIC SURVEY OF  
**LOT 273**  
 REGISTERED PLAN 538  
 IN THE  
 CITY OF HAMILTON

SCALE 1 :  
 2 1 0 5  
 METRES

ASHENHURST NOUWENS & ASSOCIATES INC.  
 COPYRIGHT 2020 ©

**METRIC NOTE**  
 DISTANCES AND ELEVATIONS SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

**REGISTERED EASEMENTS AND/OR RIGHT-OF-WAY.**  
 NONE

THIS SURVEY WAS PREPARED FOR MILBOS HOLDINGS INC. AND THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES.

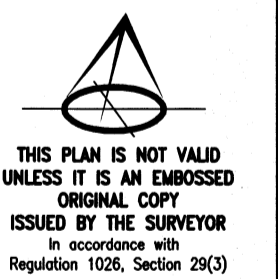
**BENCHMARK**  
 CITY OF HAMILTON BENCHMARK No.0011965U107  
 HAMILTON-WENTWORTH ROSEDALE SCHOOL, AT NORTH SIDE OF DUNDONALD AVENUE, BETWEEN ABERFOYLE AND ERINDALE AVENUES, TABLET IN SOUTH CONCRETE FOUNDATION WALL ABOUT 30.5 M NORTH OF EDGE OF STREET, 61 CM FROM SOUTHEAST CORNER, 30CM BELOW BRICK  
 ELEVATION=110.298 (DATUM: CGVD28:78)

**NOTE**  
 NOTE THE LOCATION OF THE FENCES ALONG THE NORTH, EAST AND SOUTH LIMITS OF THE PROPERTY  
 NOTE THE LOCATION OF THE CONCRETE CURBS ALONG THE SOUTH LIMIT OF THE PROPERTY

**BEARING NOTE**  
 BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE EAST LIMIT OF THE CLOVERDALE AVENUE AS SHOWN ON REGISTERED PLAN 538 HAVING A BEARING OF N17°33'00\"/>

- LEGEND**
- DENOTES FOUND
  - DENOTES PLANTED
  - IB DENOTES IRON BAR
  - SIB DENOTES STANDARD IRON BAR
  - RIB DENOTES ROUND IRON BAR
  - M DENOTES MEASURED
  - OU DENOTES ORIGIN UNKNOWN
  - PK DENOTES PK NAIL
  - P1 DENOTES REGISTERED PLAN 538
  - BF DENOTES BOARD FENCE
  - CLF DENOTES CHAIN LINK FENCE
  - CT DENOTES CONIFEROUS TREE
  - DT DENOTES DECIDUOUS TREE
  - FF DENOTES FIRST FLOOR ELEVATION
  - MF DENOTES METAL FENCE
  - OH DENOTES OVERHEAD UTILITY
  - TNFH DENOTES TOP NUT OF FIRE HYDRANT
  - WV DENOTES WATER VALVE
  - CB DENOTES CATCH BASIN
  - UP DENOTES UTILITY POLE
  - TOC DENOTES TOP OF CURB

ASSOCIATION OF ONTARIO  
 LAND SURVEYORS  
 PLAN SUBMISSION FORM  
 2128024



**SURVEYOR'S CERTIFICATE**

I CERTIFY THAT:  
 1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.  
 2. THE SURVEY WAS COMPLETED ON THE 30TH DAY OF SEPTEMBER, 2020

OCT. 13 2020  
 DATE

*Harry Kalantzakos*  
 HARRY KALANTZAKOS  
 ONTARIO LAND SURVEYOR

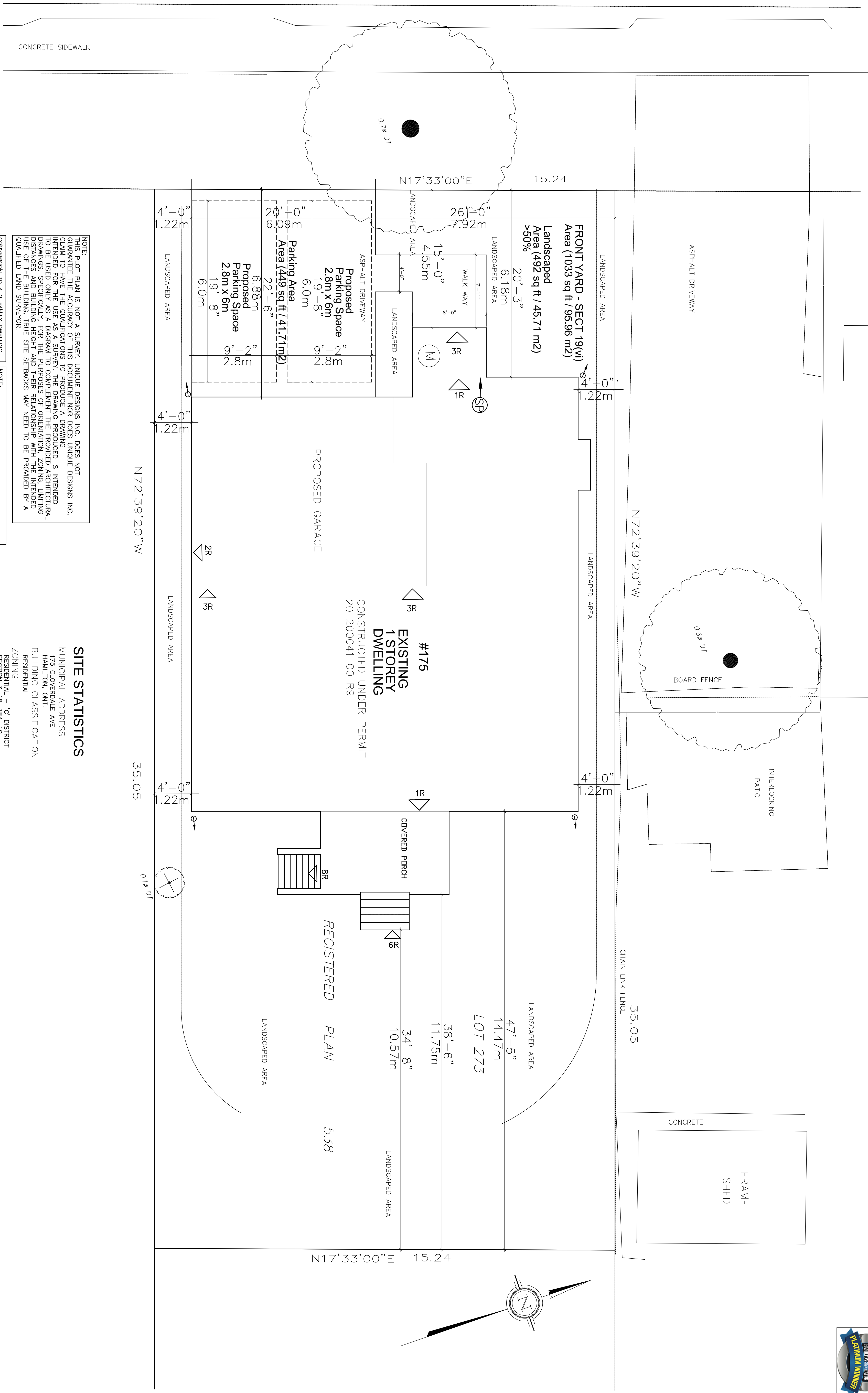
**ASHENHURST NOUWENS & ASSOCIATES INC.**  
 PROFESSIONAL ENGINEERS & ONTARIO LAND SURVEYORS  
 225 KING WILLIAM STREET, SUITE 204, HAMILTON, ONTARIO L8R 1B1  
 TELEPHONE: (905) 529-6316  
 (905) 529-4314  
 FAX: (905) 529-6651  
 e-mail: anl@AshenhurstNouwens.ca

# CLOVERDALE AVENUE

APPROXIMATE C-L ROAD

## SITEPLAN

SCALE: 3/16" = 1'-0"



**NOTE:**  
THIS PLOT PLAN IS NOT A SURVEY. UNIQUE DESIGNS INC. DOES NOT GUARANTEE THE ACCURACY OF THIS DOCUMENT NOR DOES UNIQUE DESIGNS INC. CLAIM TO BE THE AUTHORITY FOR ANY PRODUCE DRAWING. THIS DOCUMENT IS INTENDED FOR THE USE OF THE LOCAL MUNICIPALITY AND SHOULD BE USED ONLY AS A DIAGRAM TO COMPLEMENT THE PROVIDED ARCHITECTURAL DRAWINGS. SPECIFICALLY, FOR THE PURPOSES OF ORIENTATION, ZONING, LIMITING DISTANCES AND BUILDING HEIGHT AND THEIR RELATIONSHIP WITH THE INTENDED USE OF THE BUILDING, THE SITE SERVICES MAY NEED TO BE PROVIDED BY A QUALIFIED LAND SURVEYOR.

**CONVERSION TO A 2 FAMILY DWELLING UNDER SECT 19 AND UNDER SECT. 18A FOR PARKING:**  
VARIANCES REQUIRED:  
NONE  
NOTE: ALL REQUIRED VARIANCES TO BE VERIFIED PRIOR TO APPLYING TO COMMITTEE OF ADJUSTMENTS.

**REPORT REQUIREMENTS:**  
CONVERSION TO A 2 FAMILY DWELLING UNDER SECT 19 AND UNDER SECT. 18A FOR PARKING:  
NONE  
NOTE: ALL REQUIRED VARIANCES TO BE VERIFIED PRIOR TO APPLYING TO COMMITTEE OF ADJUSTMENTS.

**AREA REQUIREMENTS:**  
CONVERSION TO A 2 FAMILY DWELLING UNDER SECT 19 AND UNDER SECT. 18A FOR PARKING:  
NONE  
NOTE: ALL REQUIRED VARIANCES TO BE VERIFIED PRIOR TO APPLYING TO COMMITTEE OF ADJUSTMENTS.

**INTENSITY OF USE:**  
(1) Land use of residential 1-1<sup>st</sup> shall have a maximum of 120 square feet of floor area per lot.  
(2) Land use of residential 1-2 shall have a maximum of 240 square feet of floor area per lot.  
(3) Land use of residential 1-3 shall have a maximum of 360 square feet of floor area per lot.  
(4) Land use of residential 1-4 shall have a maximum of 480 square feet of floor area per lot.  
(5) Land use of residential 1-5 shall have a maximum of 600 square feet of floor area per lot.  
(6) Land use of residential 1-6 shall have a maximum of 720 square feet of floor area per lot.  
(7) Land use of residential 1-7 shall have a maximum of 840 square feet of floor area per lot.  
(8) Land use of residential 1-8 shall have a maximum of 960 square feet of floor area per lot.  
(9) Land use of residential 1-9 shall have a maximum of 1080 square feet of floor area per lot.  
(10) Land use of residential 1-10 shall have a maximum of 1200 square feet of floor area per lot.  
(11) Land use of residential 1-11 shall have a maximum of 1320 square feet of floor area per lot.  
(12) Land use of residential 1-12 shall have a maximum of 1440 square feet of floor area per lot.  
(13) Land use of residential 1-13 shall have a maximum of 1560 square feet of floor area per lot.  
(14) Land use of residential 1-14 shall have a maximum of 1680 square feet of floor area per lot.  
(15) Land use of residential 1-15 shall have a maximum of 1800 square feet of floor area per lot.  
(16) Land use of residential 1-16 shall have a maximum of 1920 square feet of floor area per lot.  
(17) Land use of residential 1-17 shall have a maximum of 2040 square feet of floor area per lot.  
(18) Land use of residential 1-18 shall have a maximum of 2160 square feet of floor area per lot.  
(19) Land use of residential 1-19 shall have a maximum of 2280 square feet of floor area per lot.  
(20) Land use of residential 1-20 shall have a maximum of 2400 square feet of floor area per lot.  
(21) Land use of residential 1-21 shall have a maximum of 2520 square feet of floor area per lot.  
(22) Land use of residential 1-22 shall have a maximum of 2640 square feet of floor area per lot.  
(23) Land use of residential 1-23 shall have a maximum of 2760 square feet of floor area per lot.  
(24) Land use of residential 1-24 shall have a maximum of 2880 square feet of floor area per lot.  
(25) Land use of residential 1-25 shall have a maximum of 3000 square feet of floor area per lot.  
(26) Land use of residential 1-26 shall have a maximum of 3120 square feet of floor area per lot.  
(27) Land use of residential 1-27 shall have a maximum of 3240 square feet of floor area per lot.  
(28) Land use of residential 1-28 shall have a maximum of 3360 square feet of floor area per lot.  
(29) Land use of residential 1-29 shall have a maximum of 3480 square feet of floor area per lot.  
(30) Land use of residential 1-30 shall have a maximum of 3600 square feet of floor area per lot.  
(31) Land use of residential 1-31 shall have a maximum of 3720 square feet of floor area per lot.  
(32) Land use of residential 1-32 shall have a maximum of 3840 square feet of floor area per lot.  
(33) Land use of residential 1-33 shall have a maximum of 3960 square feet of floor area per lot.  
(34) Land use of residential 1-34 shall have a maximum of 4080 square feet of floor area per lot.  
(35) Land use of residential 1-35 shall have a maximum of 4200 square feet of floor area per lot.  
(36) Land use of residential 1-36 shall have a maximum of 4320 square feet of floor area per lot.  
(37) Land use of residential 1-37 shall have a maximum of 4440 square feet of floor area per lot.  
(38) Land use of residential 1-38 shall have a maximum of 4560 square feet of floor area per lot.  
(39) Land use of residential 1-39 shall have a maximum of 4680 square feet of floor area per lot.  
(40) Land use of residential 1-40 shall have a maximum of 4800 square feet of floor area per lot.  
(41) Land use of residential 1-41 shall have a maximum of 4920 square feet of floor area per lot.  
(42) Land use of residential 1-42 shall have a maximum of 5040 square feet of floor area per lot.  
(43) Land use of residential 1-43 shall have a maximum of 5160 square feet of floor area per lot.  
(44) Land use of residential 1-44 shall have a maximum of 5280 square feet of floor area per lot.  
(45) Land use of residential 1-45 shall have a maximum of 5400 square feet of floor area per lot.  
(46) Land use of residential 1-46 shall have a maximum of 5520 square feet of floor area per lot.  
(47) Land use of residential 1-47 shall have a maximum of 5640 square feet of floor area per lot.  
(48) Land use of residential 1-48 shall have a maximum of 5760 square feet of floor area per lot.  
(49) Land use of residential 1-49 shall have a maximum of 5880 square feet of floor area per lot.  
(50) Land use of residential 1-50 shall have a maximum of 6000 square feet of floor area per lot.  
(51) Land use of residential 1-51 shall have a maximum of 6120 square feet of floor area per lot.  
(52) Land use of residential 1-52 shall have a maximum of 6240 square feet of floor area per lot.  
(53) Land use of residential 1-53 shall have a maximum of 6360 square feet of floor area per lot.  
(54) Land use of residential 1-54 shall have a maximum of 6480 square feet of floor area per lot.  
(55) Land use of residential 1-55 shall have a maximum of 6600 square feet of floor area per lot.  
(56) Land use of residential 1-56 shall have a maximum of 6720 square feet of floor area per lot.  
(57) Land use of residential 1-57 shall have a maximum of 6840 square feet of floor area per lot.  
(58) Land use of residential 1-58 shall have a maximum of 6960 square feet of floor area per lot.  
(59) Land use of residential 1-59 shall have a maximum of 7080 square feet of floor area per lot.  
(60) Land use of residential 1-60 shall have a maximum of 7200 square feet of floor area per lot.  
(61) Land use of residential 1-61 shall have a maximum of 7320 square feet of floor area per lot.  
(62) Land use of residential 1-62 shall have a maximum of 7440 square feet of floor area per lot.  
(63) Land use of residential 1-63 shall have a maximum of 7560 square feet of floor area per lot.  
(64) Land use of residential 1-64 shall have a maximum of 7680 square feet of floor area per lot.  
(65) Land use of residential 1-65 shall have a maximum of 7800 square feet of floor area per lot.  
(66) Land use of residential 1-66 shall have a maximum of 7920 square feet of floor area per lot.  
(67) Land use of residential 1-67 shall have a maximum of 8040 square feet of floor area per lot.  
(68) Land use of residential 1-68 shall have a maximum of 8160 square feet of floor area per lot.  
(69) Land use of residential 1-69 shall have a maximum of 8280 square feet of floor area per lot.  
(70) Land use of residential 1-70 shall have a maximum of 8400 square feet of floor area per lot.  
(71) Land use of residential 1-71 shall have a maximum of 8520 square feet of floor area per lot.  
(72) Land use of residential 1-72 shall have a maximum of 8640 square feet of floor area per lot.  
(73) Land use of residential 1-73 shall have a maximum of 8760 square feet of floor area per lot.  
(74) Land use of residential 1-74 shall have a maximum of 8880 square feet of floor area per lot.  
(75) Land use of residential 1-75 shall have a maximum of 9000 square feet of floor area per lot.  
(76) Land use of residential 1-76 shall have a maximum of 9120 square feet of floor area per lot.  
(77) Land use of residential 1-77 shall have a maximum of 9240 square feet of floor area per lot.  
(78) Land use of residential 1-78 shall have a maximum of 9360 square feet of floor area per lot.  
(79) Land use of residential 1-79 shall have a maximum of 9480 square feet of floor area per lot.  
(80) Land use of residential 1-80 shall have a maximum of 9600 square feet of floor area per lot.  
(81) Land use of residential 1-81 shall have a maximum of 9720 square feet of floor area per lot.  
(82) Land use of residential 1-82 shall have a maximum of 9840 square feet of floor area per lot.  
(83) Land use of residential 1-83 shall have a maximum of 9960 square feet of floor area per lot.  
(84) Land use of residential 1-84 shall have a maximum of 10080 square feet of floor area per lot.  
(85) Land use of residential 1-85 shall have a maximum of 10200 square feet of floor area per lot.  
(86) Land use of residential 1-86 shall have a maximum of 10320 square feet of floor area per lot.  
(87) Land use of residential 1-87 shall have a maximum of 10440 square feet of floor area per lot.  
(88) Land use of residential 1-88 shall have a maximum of 10560 square feet of floor area per lot.  
(89) Land use of residential 1-89 shall have a maximum of 10680 square feet of floor area per lot.  
(90) Land use of residential 1-90 shall have a maximum of 10800 square feet of floor area per lot.  
(91) Land use of residential 1-91 shall have a maximum of 10920 square feet of floor area per lot.  
(92) Land use of residential 1-92 shall have a maximum of 11040 square feet of floor area per lot.  
(93) Land use of residential 1-93 shall have a maximum of 11160 square feet of floor area per lot.  
(94) Land use of residential 1-94 shall have a maximum of 11280 square feet of floor area per lot.  
(95) Land use of residential 1-95 shall have a maximum of 11400 square feet of floor area per lot.  
(96) Land use of residential 1-96 shall have a maximum of 11520 square feet of floor area per lot.  
(97) Land use of residential 1-97 shall have a maximum of 11640 square feet of floor area per lot.  
(98) Land use of residential 1-98 shall have a maximum of 11760 square feet of floor area per lot.  
(99) Land use of residential 1-99 shall have a maximum of 11880 square feet of floor area per lot.  
(100) Land use of residential 1-100 shall have a maximum of 12000 square feet of floor area per lot.

### SITE STATISTICS

**MUNICIPAL ADDRESS:**  
175 CLOVERDALE AVE  
HAMILTON, ONT.  
**BUILDING CLASSIFICATION:**  
RESIDENTIAL  
**ZONING:**  
RESIDENTIAL - 1<sup>st</sup> DISTRICT  
RESIDENTIAL 1-18, 19  
**REQUIREMENTS:**  
MIN. SIDE YARDS 1.2 M (3.94')  
MIN. FRONT YARD 6.0 M (19.69')  
MIN. REAR YARD 7.5 M (24.61')  
**EXISTING YARDS AT DWELLING:**  
MIN. SIDE YARDS 1.2 M (3.94')  
MIN. FRONT YARD 6.0 M (19.69')  
MIN. REAR YARD 7.5 M (24.61')

**FRONT YARD - CLAUSE 19(1)(V)**  
TOTAL FRONT YARD 95.96 M<sup>2</sup> (1033 SQ FT)  
LANDSCAPED AREA 45.71 M<sup>2</sup> (492 SQ FT)  
PARKING AREA REAR 41.71 M<sup>2</sup> (449 SQ FT)

**NOTE: SECTION 19 CONVERSION REQUIREMENTS:**  
19(1) - 65m<sup>2</sup> per unit, provided: 127.5m<sup>2</sup> MAX FLOOR 19(1) - 270m<sup>2</sup> min req'd lot area - EXIST 534.16m<sup>2</sup> (5749.6 SQ FT)



No.	DATE	DESCRIPTION
1.	10.06.20	ISSUED FOR PERMIT
2.	01.18.21	RE-ISSUED FOR PERMIT
3.		
4.		
5.		
6.		
7.		
8.		

THESE DRAWINGS ARE NOT TO BE SCALED. CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS ON THE PROJECT, AND MUST REPORT ANY DISCREPANCIES TO THE DESIGNER BEFORE PROCEEDING WITH THE WORK.  
THE USE OF THIS DRAWING OR PART THEREOF IS FORBIDDEN WITHOUT THE WRITTEN APPROVAL OF THE DESIGNER.

**UNIQUE DESIGNS INC.**  
DRAFTING DESIGN INC.

2 FAMILY HOME CONVERSION

PLOT PLAN

**ZLOJUTRO RESIDENCE**

175 CLOVERDALE AVE  
HAMILTON, ONT.

Drawn By: 03.18.21  
Date: 03.18.21  
Job Number: 031421

Scale: 3/16"=1'-0"

**A0**

Name: REGISTRATION INFORMATION  
Required unless design is exempt under D.C. Article 3.2.4.1 of the Building Code  
UNIQUE DESIGNS INC.  
Signature: [Signature]  
15084  
BOB





**APPLICATION FOR A MINOR VARIANCE**

<b>FOR OFFICE USE ONLY.</b>	
APPLICATION NO. _____	DATE APPLICATION RECEIVED _____
PAID _____	DATE APPLICATION DEEMED COMPLETE _____
SECRETARY'S SIGNATURE _____	

**The Planning Act**

**Application for Minor Variance or for Permission**

The undersigned hereby applies to the Committee of Adjustment for the City of Hamilton under Section 45 of the *Planning Act*, R.S.O. 1990, Chapter P.13 for relief, as described in this application, from the Zoning By-law.

1, 2	NAME	ADDRESS	
Registered Owners(s)	Voyo ZLOJUTRO	[REDACTED]	Phone: [REDACTED] E-mail: [REDACTED]
Applicant(s)*	SAME	[REDACTED]	Phone: [REDACTED] E-mail: [REDACTED]
Agent or Solicitor	DAVID WALKLING	[REDACTED]	Phone: [REDACTED] E-mail: [REDACTED]

**Note:** Unless otherwise requested all communications will be sent to the agent, if any.

3. Names and addresses of any mortgagees, holders of charges or other encumbrances:

N/A

Additional sheets can be submitted if there is not sufficient room to answer the following questions. Additional sheets must be clearly labelled

4. Nature and extent of relief applied for:

TO CREATE A SECONDARY UNIT IN AN EXISTING SFD.

5. Why it is not possible to comply with the provisions of the By-law?

VARIANCE REQ'D AS PER BY-LAW!

6. Legal description and Address of subject lands (registered plan number and lot number or other legal description and where applicable, **street and street number**):

175 CLOVERDALE  
REG PLAN 538

7. PREVIOUS USE OF PROPERTY

Residential  Industrial  Commercial   
Agricultural  Vacant

Other \_\_\_\_\_

8.1 If Industrial or Commercial, specify use N/A

8.2 Has the grading of the subject land been changed by adding earth or other material, i.e. has filling occurred?

Yes  No  Unknown

8.3 Has a gas station been located on the subject land or adjacent lands at any time?

Yes  No  Unknown

8.4 Has there been petroleum or other fuel stored on the subject land or adjacent lands?

Yes  No  Unknown

8.5 Are there or have there ever been underground storage tanks or buried waste on the subject land or adjacent lands?

Yes  No  Unknown

8.6 Have the lands or adjacent lands ever been used as an agricultural operation where cyanide products may have been used as pesticides and/or sewage sludge was applied to the lands?

Yes  No  Unknown

8.7 Have the lands or adjacent lands ever been used as a weapon firing range?

Yes  No  Unknown

8.8 Is the nearest boundary line of the application within 500 metres (1,640 feet) of the fill area of an operational/non-operational landfill or dump?

Yes  No  Unknown

8.9 If there are existing or previously existing buildings, are there any building materials remaining on site which are potentially hazardous to public health (eg. asbestos, PCB's)?

Yes  No  Unknown



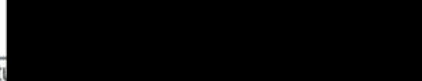
8.10 Is there any reason to believe the subject land may have been contaminated by former uses on the site or adjacent sites?  
Yes  No  Unknown

8.11 What information did you use to determine the answers to 9.1 to 9.10 above?  
SPOKE TO ADJACENT PROPERTY OWNERS.

8.12 If previous use of property is industrial or commercial or if YES to any of 9.2 to 9.10, a previous use inventory showing all former uses of the subject land, or if appropriate, the land adjacent to the subject land, is needed.  
Is the previous use inventory attached? Yes  No

**9. ACKNOWLEDGEMENT CLAUSE**

I acknowledge that the City of Hamilton is not responsible for the identification and remediation of contamination on the property which is the subject of this Application – by reason of its approval to this Application.

Date MARCH 24/2021 \*   
Signature  
\* Voyo ZLOJUTRO  
Print Name of Owner

10. Dimensions of lands affected:  
Frontage 15.24 m (50'-0")  
Depth 35.05 m (115'-0")  
Area 534.16 m<sup>2</sup> (5749.67 ft<sup>2</sup>)  
Width of street 60' ±

11. Particulars of all buildings and structures on or proposed for the subject lands: (Specify ground floor area, gross floor area, number of stories, width, length, height, etc.)  
Existing: 1524 ft<sup>2</sup> (FIRST FLOOR) (141,58 m<sup>2</sup>)  
1 STOREY  
42' W x 52'-6" LONG x 22'-6" HIGH.  
Proposed SAME AS ABOVE w/  
SECONDARY UNIT 1421.6 ft<sup>2</sup> (132,01 m<sup>2</sup>)

12. Location of all buildings and structures on or proposed for the subject lands; (Specify distance from side, rear and front lot lines)  
Existing: SEE SITE PLAN & PLOT PLAN PROVIDED  
Proposed: SAME AS ABOVE.

13. Date of acquisition of subject lands: JAN. 17 / 2019 ~~DEC 2019.12~~
14. Date of construction of all buildings and structures on subject lands: MARCH 11, 2021
15. Existing uses of the subject property: RESIDENTIAL
16. Existing uses of abutting properties: RESIDENTIAL
17. Length of time the existing uses of the subject property have continued: 75 yrs + min.
18. Municipal services available: (check the appropriate space or spaces)  
 Water  Connected NEW PERMIT  
 Sanitary Sewer  Connected NEW PERMIT  
 Storm Sewers  NEW DWELLING PERMIT
19. Present Official Plan/Secondary Plan provisions applying to the land: # 20 0004100 R9
- \* 20. Present Restricted Area By-law (Zoning By-law) provisions applying to the land: 'C' ZONE.
21. Has the owner previously applied for relief in respect of the subject property?  
 Yes  No  
 If the answer is yes, describe briefly.
22. Is the subject property the subject of a current application for consent under Section 53 of the *Planning Act*?  
 Yes  No
23. Additional Information
24. The applicant shall attach to each copy of this application a plan showing the dimensions of the subject lands and of all abutting lands and showing the location, size and type of all buildings and structures on the subject and abutting lands, and where required by the Committee of Adjustment such plan shall be signed by an Ontario Land Surveyor.  
2 SET PROVIDED