



**Community Development Department**  
50 Dickson Street, 3<sup>rd</sup> Floor, P.O. Box 669  
Cambridge ON N1R 5W8  
Tel: (519) 623-1340 ext. 4289  
Fax: (519) 622-6184

## **Committee of Adjustment for the Corporation of the City of Cambridge**

being Submission No. **A25/20**

THIS MATTER HAVING BEEN HEARD on Wednesday, September 30, 2020 and the Notice of Hearing having been given in accordance with the Rules and Procedures adopted by the Committee of Adjustment; the Committee of Adjustment of the City of Cambridge hereby renders the following decision:

Decision: PLAN 473 BLK G PT LOTS 11;AND 12  
**16-22 George St**

Moved by: Don Drackley  
Seconded by: Danette Dalton

That the applicant's request for the following minor variances from Zoning By-law 150-85 to permit:

1. An average building height of 17.65 m (57.9 ft.) whereas the zoning by-law requires a maximum of 15 m (49.2 ft.);
2. A front yard setback of 1.8 m (5.9 ft.) to the residential portion of the building fronting on George St N whereas the zoning by-law requires 4.5 m (14.7 ft.);
3. An interior side yard setback of 5 m (16.4 ft.) to the residential portion of the building whereas the zoning by-law requires 7.5 m (24.6 ft.);
4. Parking dimensions of 2.75 m x 5.5 m (9 ft. x 18 ft.) whereas 2.9 m x 5.5 m (9.5 ft. x 18 ft.) is required to accommodate the encroachment of structural posts (excluding accessible spaces),

be **refused**.

### **CARRIED**

#### REASONS:

The Committee considered staff's recommendation, the applicant's oral comments, the delegates oral comments, as well as delegates' written comments in relation to the application. The application is **refused**, as it is the opinion of the Committee of Adjustment, that the amended variances for the mass, height and setbacks are not minor in nature and pose negative impacts of the surrounding area.