



DEVELOPMENT AND INFRASTRUCTURE SERVICES - ENGINEERING SERVICES

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M E M O R A N D U M

TO: Jason Unger, B.E.S., M.PL., MCIP, RPP, Director, Planning and Building Services

FROM: Sepideh Majdi, P.Eng., Manager, Development Engineering

DATE: April 14, 2021

RE: Application for Minor Variance
Made by: Fairbrother, John and Yeates, Leslie
File No.: D13-A10-21
97 Roxborough Road, Town of Newmarket
PT LT 18 PL 344 NEWMARKET PT 2 65R2205; NEWMARKET
Town of Newmarket Ward 2
Engineering Services File No.: R. Roxborough Rd

The applicant is the construction of a new 1-storey residential dwelling. The following relief is requested from Zoning By-law 2010-40, as amended:

1. Relief from Section 6.2.2 Zone Standards to permit a 1.2 m interior side yard whereas the By-law requires a 1.8 m interior side yard.
2. Relief from Schedule "D" Maximum Lot Coverage to permit a maximum lot coverage of 27.5% whereas the By-law requires a maximum lot coverage of 25%.

We have concerns with this application, as reducing the green (landscaped) space will have impact to the current stormwater management system. Please provide site specific grading plans prepared and sealed by the design Engineer (P.Eng) as well as a sealed letter from the design Engineer confirming the proposed construction/grading of the site will not cause adverse impacts to adjacent lands or affect slope stability of abutting sites.

Should you have any questions please contact the undersigned.

Sincerely,

ENGINEERING SERVICES

A handwritten signature in blue ink, appearing to read "S. Majdi".

Sepideh Majdi, P.Eng.
Manager, Development Engineering

SM: BB, File No.: SM0027