

From: [Nembhard, O'Neil \(MTO\)](#)
To: [Committee of Adjustment \(SM\)](#)
Subject: Committee of Adjustment Application Review - July 15, 2025 Meeting
Date: Wednesday, June 25, 2025 2:15:43 PM
Attachments: [image001.png](#)

Good day,

Please see MTO comments related to the Committee of Adjustment Application Review - July 15, 2025, Meeting:

MTO has no objection to these applications. The subject properties are located beyond MTO Permit Control Area (PCA) and therefore MTO review, approval and permits will not be required.

1. A 2025-062 Variance Application – 124 Tupper Crescent
2. A 2025-063 Minor Variance (Zoning) - 55 Shoemaker Street
3. A 2025-064 Minor Variance (Zoning) - 82 Brunswick Avenue
4. A 2025-065 Minor Variance (Zoning) - 82 Brunswick Avenue
5. A 2025-066 Minor Variance (Zoning) – 508 New Dundee Rd
6. A 2025-0669 Minor Variance (zoning) – 439- A Alice Ave
7. A 2025-0670 Minor Variance (zoning) – 439- B Alice Ave
8. B 2025-021 – Consent – 546 Courtland Ave E

9. A 2025-067 and A 2025-068 - 38 Fifth Ave. Side A and Side B. The subject property does fall within MTO permit control area, however based on the modifications to site proposed, MTO permits, approval, review will not be required.

Thank you for the opportunity to review and provide comments.

Regards,

O'Neil Nembhard

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Please note the Ministry no longer accepts Land Development review requests through its email system. All Land Development Review requests to the Ministry must be submitted to the Ministry of Transportation through the Highway Corridor Management Online portal at:
<https://www.hcms.mto.gov.on.ca/landdev/en/land-development>

The Land Development Review module is designed to better serve stakeholders through streamlining all land development planning approvals by the Ministry.