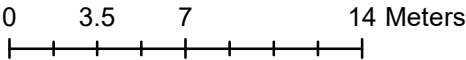


**LOCATION MAP**

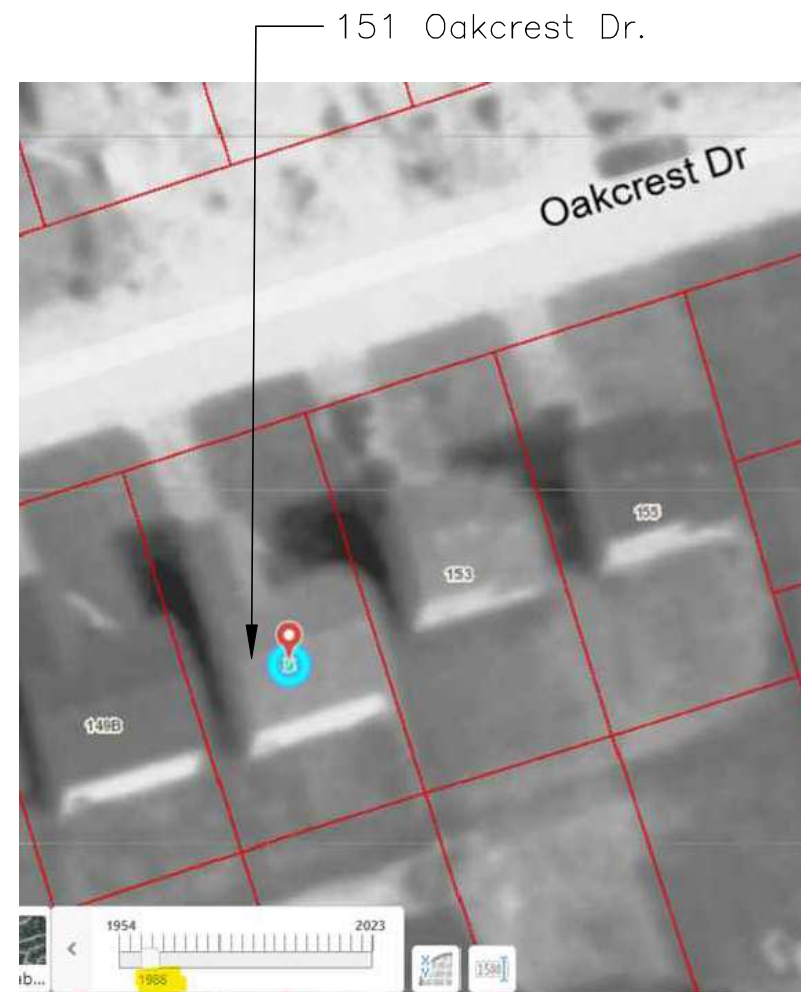
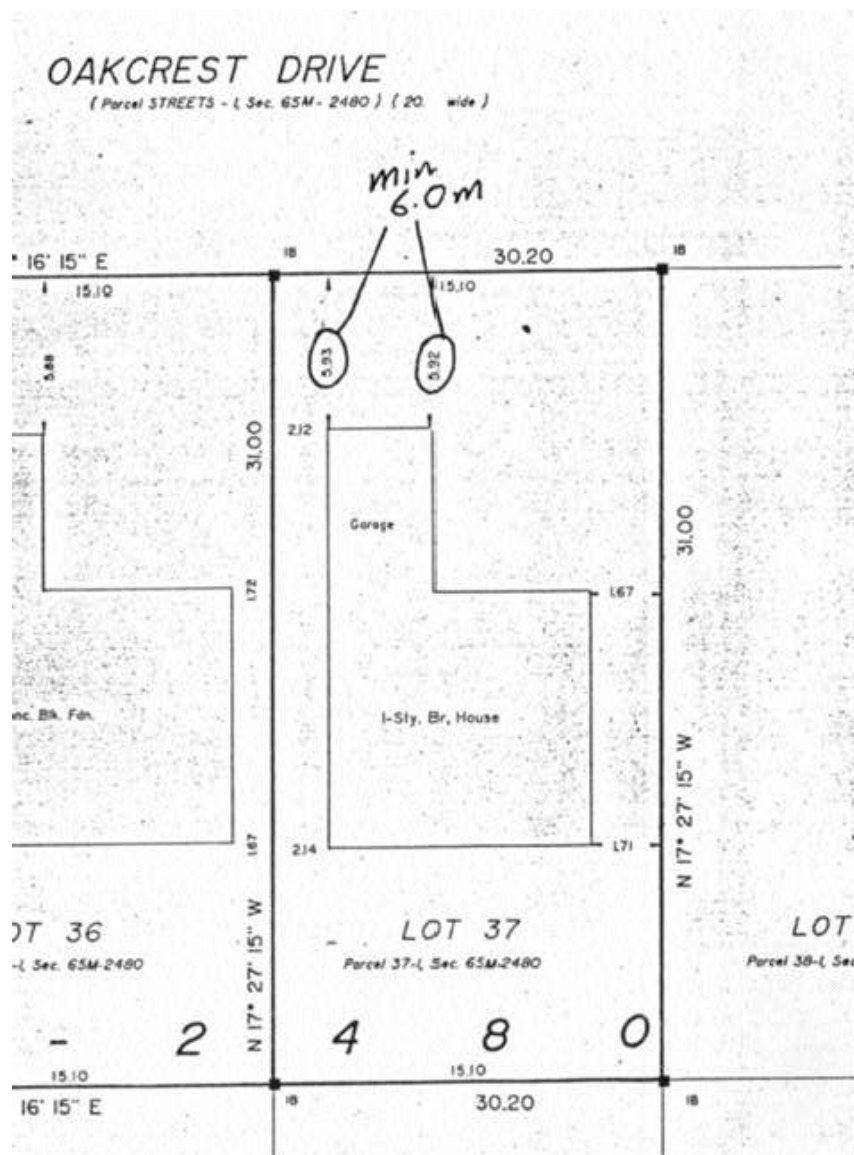


**SUBJECT LAND**



N





Attachment 2  
MV-2025-0008  
151 Oakcrest Drive  
Page 1 of 2

I, IGOR RYBAKOV, AS A HOME OWNER,  
REVIEW AND TAKE RESPONSIBILITY FOR  
THE DESIGN THAT IS EXEMPT FROM  
THE REGISTRATION AND QUALIFICATION  
REQUIREMENTS OF THE BUILDING CODE

SIGNED\_\_\_\_\_

DATE\_\_\_\_\_

Project

151 Oakcrest Dr.

KESWICK, ON

Drawing Title  
**City Site Plan**

Scale	As indicated
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Date \_\_\_\_\_

Drawn	Igor Rybakov
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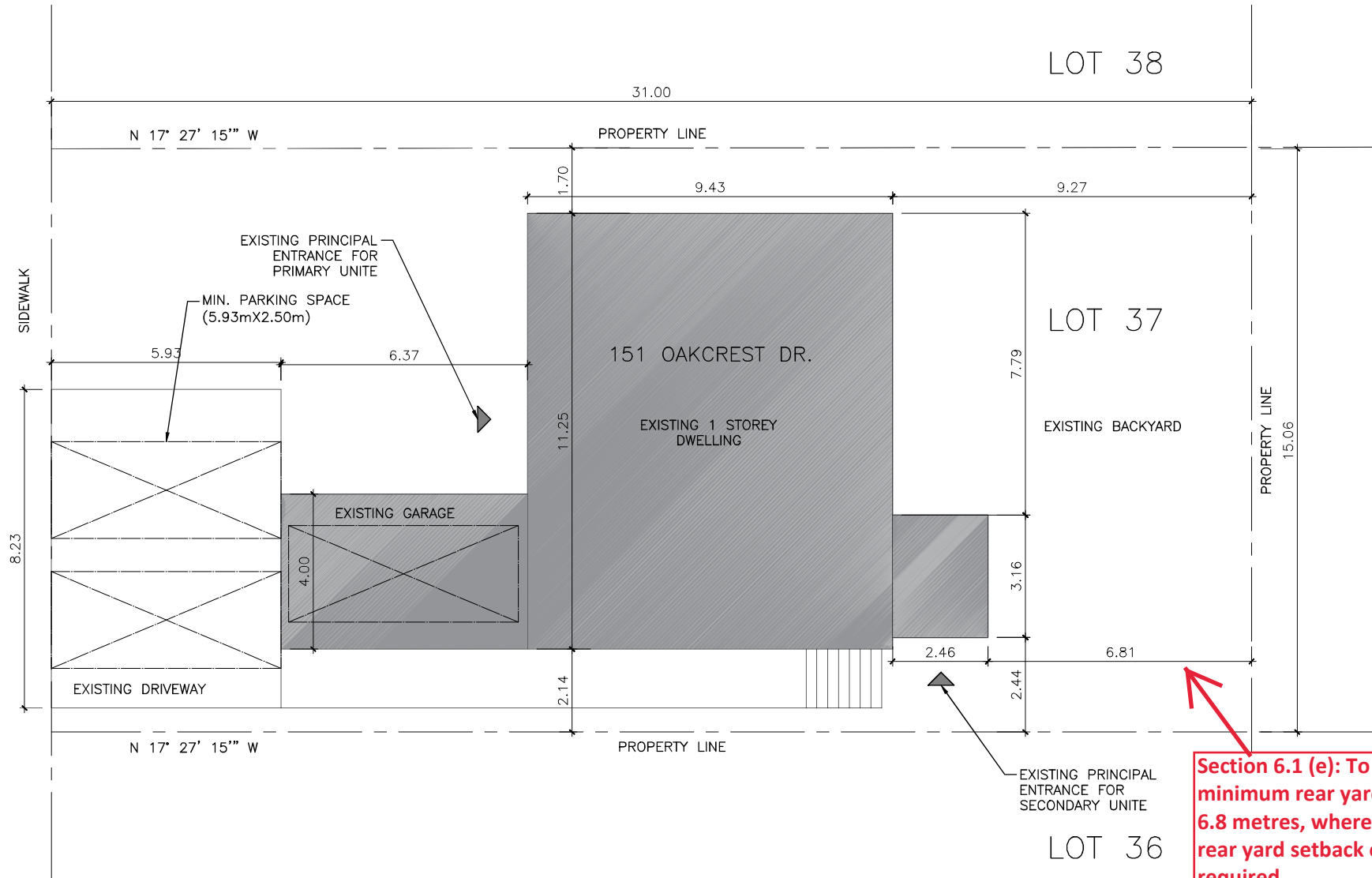
Checked

Printed

File No./Drawing No.
----------------------

**A101**

OAKCREST DR.



Section 6.1 (e): To permit a minimum rear yard setback of 6.8 metres, whereas a minimum rear yard setback of 7 metres is required

1 EXISTING SITE PLAN  
1:150

Attachment 2  
MV-2025-0008  
151 Oakcrest Drive  
Page 2 of 2



I, IGOR RYBAKOV, AS A HOME OWNER, REVIEW AND TAKE RESPONSIBILITY FOR THE DESIGN THAT IS EXEMPT FROM THE REGISTRATION AND QUALIFICATION REQUIREMENTS OF THE BUILDING CODE  SIGNED _____  DATE _____	Project  151 Oakcrest Dr.  KESWICK, ON	Scale	As indicated
		Date	
		Drawn	Igor Rybakov
	Drawing Title  Existing Site Plan	Checked	
		Printed	
File No./Drawing No.  A102			



# Site Photos

151 Oakcrest Drive  
Facing South



151 Oakcrest Drive  
Facing East





151 Oakcrest Drive  
Facing North



151 Oakcrest Drive  
Facing North - East





151 Oakcrest Drive  
Facing North



151 Oakcrest Drive  
Facing South





## Consolidated Comments for MV-2025-0008 - 151 Oakcrest Drive

Department/Agency	Date Received	Response:
Building Division	June 13, 2025	No concerns
Building/Plumbing Inspector		
Clerks Division		
Community Services		
Development Engineering	June 24, 2025	See Attached
Economic Development		
Georgina Fire Department	June 18, 2025	Georgina Fire Department has no objections to this minor variance.  Please note: Fire has an open file for the owner to legalize the accessory apartment.
Municipal Law	June 6, 2025	No comments
Operations & Infrastructure	June 23, 2025	No Objections or Comments
Policy Planning	June 20, 2025	No comments
Tax & Revenue	June 7, 2025	No Tax concerns
Bell Canada		
Bell Canada		
Canada Post Corporation (CPC)		
Chippewas of Georgina		
C.N. Business Development & Real Estate		
Enbridge Gas		
Hydro One		
Lake Simcoe Region Conservation Authority (LSRCA)		
Ministry of the Environment		
Ministry of Health and Long-term Care		
Ministry of Municipal Affairs & Housing		
Ministry of Transportation	June 9, 2025	No comments or concerns
Monavenir Catholic School Board		
MPAC		
Ontario Power Generation		

## Consolidated Comments for MV-2025-0008 - 151 Oakcrest Drive

Rogers		
Southlake Regional Health Centre		
York Catholic Separate District School Board	June 6, 2025	No comments or objections
York Region - Community Planning & Development Services	June 11, 2025	No comment
York Region District School Board	June 9, 2025	No comments or concerns
York Regional Police		



**To:** Brianna Raines, Secretary Treasurer - Committee of Adjustments

**From:** Michelle Gunn, Development Engineering Clerk

**cc:** Mike Iampietro, Manager, Development Engineering  
Monika Saddler, Planner  
Cory Repath, Sr. Development Inspector  
Ashwin Kannuthurai, Junior Development Inspector  
Laura Taylor, Operations Administrative Assistant

**Date:** June 11<sup>th</sup>, 2025

**Re:** MINOR VARIANCE MV-2025-0008  
151 OAKCREST DRIVE KESWICK  
PLAN 65M2480 LOT 37  
BLK D PT WATER LOT RP 65R9790 PART 3  
Roll No.: 095-55274

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The Development Engineering Division has the following **condition(s)** for Minor Variance Application No. MV-2025-0008:

1. Lot Grading Plan: The applicant/owner shall provide a **detailed engineering drawing**, known as a Lot Grading Plan, that shows grade elevations of the entire lot, how surface water will be managed on a property to prevent flooding, erosion, and drainage issues, as well as existing and proposed entrance(s).
2. Check List: The applicant/owner shall provide a **completed drawing checklist**, which is to be signed by the designer of the drawing. The checklist template is linked [here](#).

Note: the Lot Grading Plan shall be prepared by a Professional Engineer or Ontario Land Surveyor skilled and competent in such works and all in accordance with the requirements of Part 4 of [By-law 2022-0038 \(REG-1\), as amended](#). Once these conditions are fulfilled, a **Site Alteration and Entrance Permit will also be required**. Related information can be found on the Town's website linked [here](#) and [here](#).

Please contact the Development Engineering Division by emailing [engineering2@georgina.ca](mailto:engineering2@georgina.ca) to fulfill your conditions, or if you have any questions or concerns, please email [ssial@georgina.ca](mailto:ssial@georgina.ca).