



**Town of Aurora**  
**Committee of Adjustment**  
**Meeting Minutes**

**Date:** Thursday, March 13, 2025

**Time:** 7 p.m.

**Location:** Video Conference

**Committee Members:** John Hartman  
Maricella Saucedo  
Alida Tari  
Michael Visconti  
Klaudia Watts

**Other Attendees:** Antonio Greco, Planner  
Peter Fan, Secretary-Treasurer, Committee of Adjustment  
Ishita Soneji, Deputy Town Clerk  
Linda Bottos, Council/Committee Coordinator

---

**1. Call to Order**

That the meeting be called to order at 7:01 PM.

**2. Land Acknowledgement**

The Town of Aurora acknowledges that the Anishinaabe (A-nishshaw-na-bee) lands on which we live, and work are the traditional and treaty territory of the Chippewas of Georgina Island, as well as many other Nations whose presence here continues to this day. As the closest First Nation community to Aurora, we recognize the special relationship the Chippewas have with the lands and waters of this territory. They are the water protectors and environmental stewards of these lands, and as a municipality we join them in these responsibilities.

We further acknowledge that Aurora is part of the treaty lands of the Mississaugas and Chippewas, recognized through Treaty #13 as well as the Williams Treaties of 1923. A shared understanding of the rich cultural heritage that has existed for centuries, and how our collective past brought us to where we are today, will help us walk together into a better future.

**3. Approval of the Agenda**

**Moved by** Michael Visconti

**Seconded by** John Hartman

That the Agenda as circulated by the Secretary-Treasurer be approved.

**Carried**

**4. Declarations of Pecuniary Interest and General Nature Thereof**

None.

**5. Receipt of the Minutes**

**5.1 Committee of Adjustment Meeting Minutes of February 13, 2025, Meeting Number 25-02**

**Moved by** Klaudia Watts

**Seconded by** Maricella Saucedo

That the Committee of Adjustment Minutes from Meeting Number 25-02 be adopted as circulated.

**Carried**

**6. Presentation of Applications**

**6.1 MV-2025-02 - Hunzach Homes Holding Inc. - 24 Desjardins Way (Withdraw)**

**Moved by** Michael Visconti

**Seconded by** John Hartman

That the Minor Variance application MV-2025-02 be WITHDRAWN.

**Carried**

**6.2 MV-2025-05 - Zaghloul - 75 Watkins Glen Cres (Deferral)**

**Moved by** Maricella Saucedo

**Seconded by** Klaudia Watts

That the Minor Variance application MV-2025-05 be DEFERRED

**Carried**

### **6.3 MV-2025-01 - Pesegi - 12 Kemano Road**

The Chair invited the Applicant or Owner to address the Committee. In attendance was the owner Gilbert Pesegi and agent Peter Guidolin. The owner and agent provided a brief introduction to their application.

The Chair invited members of the public to provide comments. There were no public delegates in attendance for this application.

The Committee sought clarification on the submitted drawings, specifically in regards to the proposed porch and the unit within the garage. The committee further sought clarification on why the applicant failed to obtain a permit on the proposed porch, with steps if they had already obtained the permit for the remainder of the development.

**Moved by** Michael Visconti

**Seconded by** Klaudia Watts

That the Minor Variance application MV-2025-01 be APPROVED.

**Carried**

### **6.4 MV-2025-03 - Zheng - 43 Valley Cres**

The Chair invited the Applicant or Owner to address the Committee. In attendance was the applicant Yue Li. The applicant provided a brief introduction to their application.

The Chair invited members of the public to provide comments. There were one public delegate in attendance for this application, Christl Reeh. Christl expressed her support towards the applicant for their application.

The Committee inquired about the state of the walk out steps and whether they were existing, or if they were built recently.

**Moved by** John Hartman

**Seconded by** Maricella Saucedo

That the Minor Variance application MV-2025-03 be APPROVED.

**Carried**

**6.5 MV-2025-04 - Pennacchio - unit 23 -220 Industrial Parkway S**

The Chair invited the Applicant or Owner to address the Committee. In attendance was the applicant Nissan Nada. The applicant provided a brief introduction to their application.

The Chair invited members of the public to provide comments. There were no public delegates in attendance for this application.

The Committee inquired about parking standards and if there are any issues due to the proposal.

**Moved by** Klaudia Watts

**Seconded by** John Hartman

That the Minor Variance application MV-2025-04 be APPROVED.

**Carried**

**7. New Business**

None.

**8. Adjournment**

**Moved by** Michael Visconti

That the meeting be adjourned at 7:41PM.

**Carried**