

FILE NUMBER:

A-2023-0306
~~83310~~

The Personal Information collected on this form is collected pursuant to section 45 of the Planning Act and will be used in the processing of this application. Applicants are advised that the Committee of Adjustment is a public process and the information contained in the Committee of Adjustment files is considered public information and is available to anyone upon request and will be published on the City's website. Questions about the collection of personal information should be directed to the Secretary-Treasurer, Committee of Adjustment, City of Brampton.

APPLICATION

Minor Variance or Special Permission

(Please read Instructions)

NOTE: It is required that this application be filed with the Secretary-Treasurer of the Committee of Adjustment and be accompanied by the applicable fee.

The undersigned hereby applies to the Committee of Adjustment for the City of Brampton under section 45 of the Planning Act, 1990, for relief as described in this application from By-Law **270-2004**.

1.

Name of Owner(s)

Joseph Reis

Address

3 Gold Tree Street Brampton ON L6R 1T8

Phone #

416 806-8956

Fax #

Email

joreis@rogers.com
2.

Name of Agent

None

Address

Phone #

Fax #

Email
3.

Nature and extent of relief applied for (variances requested):

Driveway to wide
4.

Why is it not possible to comply with the provisions of the by-law?

Not fair to me as many other neighbors
driveways have been widened
5.

Legal Description of the subject land:

Lot Number

62

Plan Number/Concession Number

Municipal Address

3 GOLD TREE STREET BRAMPTON
6.

Dimension of subject land (in metric units)

Frontage

19.15 23.55

Depth

Area
7.

Access to the subject land is by:

Provincial Highway☐

Municipal Road Maintained All Year☒

Private Right-of-Way☐

Seasonal Road☐

Other Public Road☐

Water☐

8. Particulars of all buildings and structures on or proposed for the subject land: (specify in metric units ground floor area, gross floor area, number of storeys, width, length, height, etc., where possible)

EXISTING BUILDINGS/STRUCTURES on the subject land: List all structures (dwelling, shed, gazebo, etc.)

2 sheds

PROPOSED BUILDINGS/STRUCTURES on the subject land: None

9. Location of all buildings and structures on or proposed for the subject lands: (specify distance from side, rear and front lot lines in metric units)

EXISTING

Front yard setback

Rear yard setback

Side yard setback

Side yard setback

7.12
5.78

PROPOSED

Front yard setback

Rear yard setback

Side yard setback

Side yard setback

N/A

10. Date of Acquisition of subject land:

1995

11. Existing uses of subject property:

RESIDENTIAL HOME

12. Proposed uses of subject property:

RESIDENTIAL

13. Existing uses of abutting properties:

RESIDENTIAL

14. Date of construction of all buildings & structures on subject land:

READY BOWE

15. Length of time the existing uses of the subject property have been continued:

N/A

16. (a) What water supply is existing/proposed?

Municipal

☒

Well

☐

Other (specify)

- (b) What sewage disposal is/will be provided?

Municipal

☒

Septic

☐

Other (specify)

- (c) What storm drainage system is existing/proposed?

Sewers

☒

Ditches

☐

Swales

☐

Other (specify)

17. Is the subject property the subject of an application under the Planning Act, for approval of a plan of subdivision or consent?

Yes ☐ No ☒

If answer is yes, provide details: File # _____ Status _____

18. Has a pre-consultation application been filed?

Yes ☐ No ☒

19. Has the subject property ever been the subject of an application for minor variance?

Yes ☐ No ☒ Unknown ☐

If answer is yes, provide details:

File # _____	Decision _____	Relief _____
File # _____	Decision _____	Relief _____
File # _____	Decision _____	Relief _____

Jo Reis
Signature of Applicant(s) or Authorized Agent

DATED AT THE August 19, 2023 OF _____

THIS 18 DAY OF August, 2023.

IF THIS APPLICATION IS SIGNED BY AN AGENT, SOLICITOR OR ANY PERSON OTHER THAN THE OWNER OF THE SUBJECT LANDS, WRITTEN AUTHORIZATION OF THE OWNER MUST ACCOMPANY THE APPLICATION. IF THE APPLICANT IS A CORPORATION, THE APPLICATION SHALL BE SIGNED BY AN OFFICER OF THE CORPORATION AND THE CORPORATION'S SEAL SHALL BE AFFIXED.

I, Joseph Reis, OF THE city OF Brampton

IN THE Region OF Peel SOLEMNLY DECLARE THAT:

ALL OF THE ABOVE STATEMENTS ARE TRUE AND I MAKE THIS SOLEMN DECLARATION CONSCIENTIOUSLY BELIEVING IT TO BE TRUE AND KNOWING THAT IT IS OF THE SAME FORCE AND EFFECT AS IF MADE UNDER OATH.

DECLARED BEFORE ME AT THE

City OF Brampton

IN THE Region OF

Peel THIS 21 DAY OF

September, 2023

[Signature]
A Commissioner etc.

Mercelyn Osayamen Osaze
a Commissioner, etc.,
Province of Ontario,
for the Corporation of the
City of Brampton.
Expires June 20, 2025.

Jo Reis

Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.

Zoning Officer

Date

DATE RECEIVED Sept 27, 2023

Clara

PERMISSION TO ENTER

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 3 GOLD TREE ST. BRAMPTON ON

I/We, JOSEPH REIS
please print/type the full name of the owner(s)

the undersigned, being the registered owner(s) of the subject land, hereby authorize the Members of the City of Brampton Committee of Adjustment and City of Brampton staff members, to enter upon the above noted property for the purpose of conducting a site inspection with respect to the attached application for Minor Variance and/or consent.

Dated this 27 day of SEPTEMBER, 2023

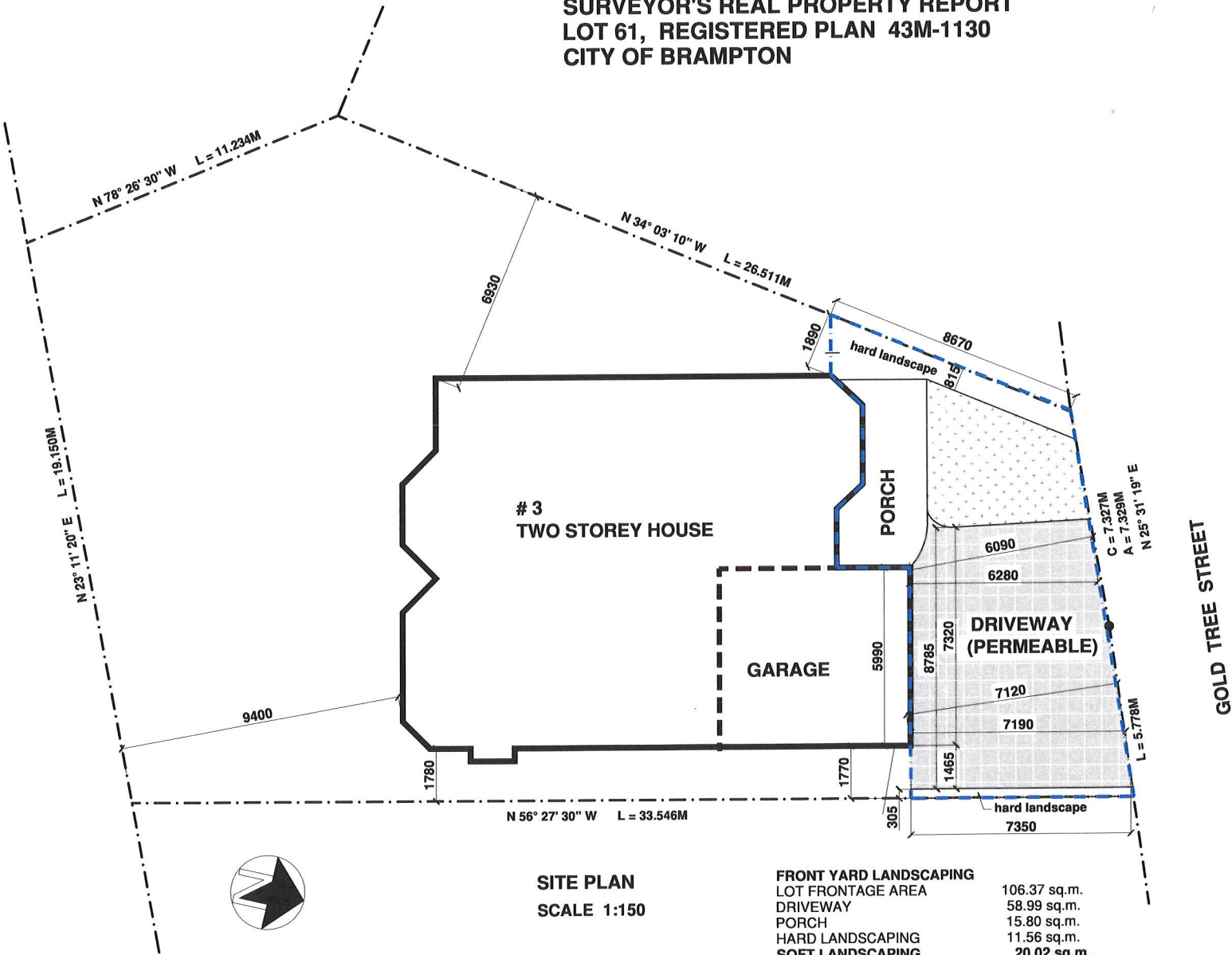
[Signature]
(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

(where the owner is a firm or corporation, please print or type the full name of the person signing.)

NOTE: If the owner is a firm or corporation, the corporate seal shall be affixed hereto.

NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION

SURVEYOR'S REAL PROPERTY REPORT
LOT 61, REGISTERED PLAN 43M-1130
CITY OF BRAMPTON



SITE PLAN
SCALE 1:150

FRONT YARD LANDSCAPING	
LOT FRONTAGE AREA	106.37 sq.m.
DRIVEWAY	58.99 sq.m.
PORCH	15.80 sq.m.
HARD LANDSCAPING	11.56 sq.m.
SOFT LANDSCAPING	20.02 sq.m.

GENERAL NOTES

DO NOT SCALE DRAWINGS
PROPERTY RIGHTS RETAINED BY:
BG CONSTRUCTION DESIGN
ANY REPRODUCTION IN WHOLE OR IN PART
UNDER THE RULES AND BY-LAWS OF THE
CORPORATION IS STRICTLY FORBIDDEN.
ANY REPRODUCTIONS MUST BE
AUTHORIZED BY
ALL DRAWINGS ARE IN METRIC SCALE

THE UNDERSIGNED HAS REVIEWED AND
TAKES RESPONSIBILITY FOR THIS DESIGN,
AND HAS THE QUALIFICATIONS AND
MEETS THE REQUIREMENTS SET OUT
IN THE ONTARIO BUILDING CODE
TO BE A DESIGNER.

QUALIFICATION INFORMATION
REQUIRED UNLESS DESIGN IS EXEMPT
UNDER DIV.C3.2.5.1 OF THE BUILDING CODE

ARBEN SHPATI 36173
NAME SIGNATURE BCIN

REGISTRATION INFORMATION
REQUIRED UNLESS DESIGN IS EXEMPT
UNDER DIV.C3.2.4.1 OF THE BUILDING CODE

BG CONSTRUCTION DESIGN INC. 128109
FIRM NAME BCIN

NO	REVISION / ISSUE	DATE

BG CONSTRUCTION DESIGN INC.

PROJECT MANAGER
ARBEN SHPATI
647 209 4758
a_shpati@hotmail.com

DRIVEWAY WIDTH
SOFT LANDSCAPE

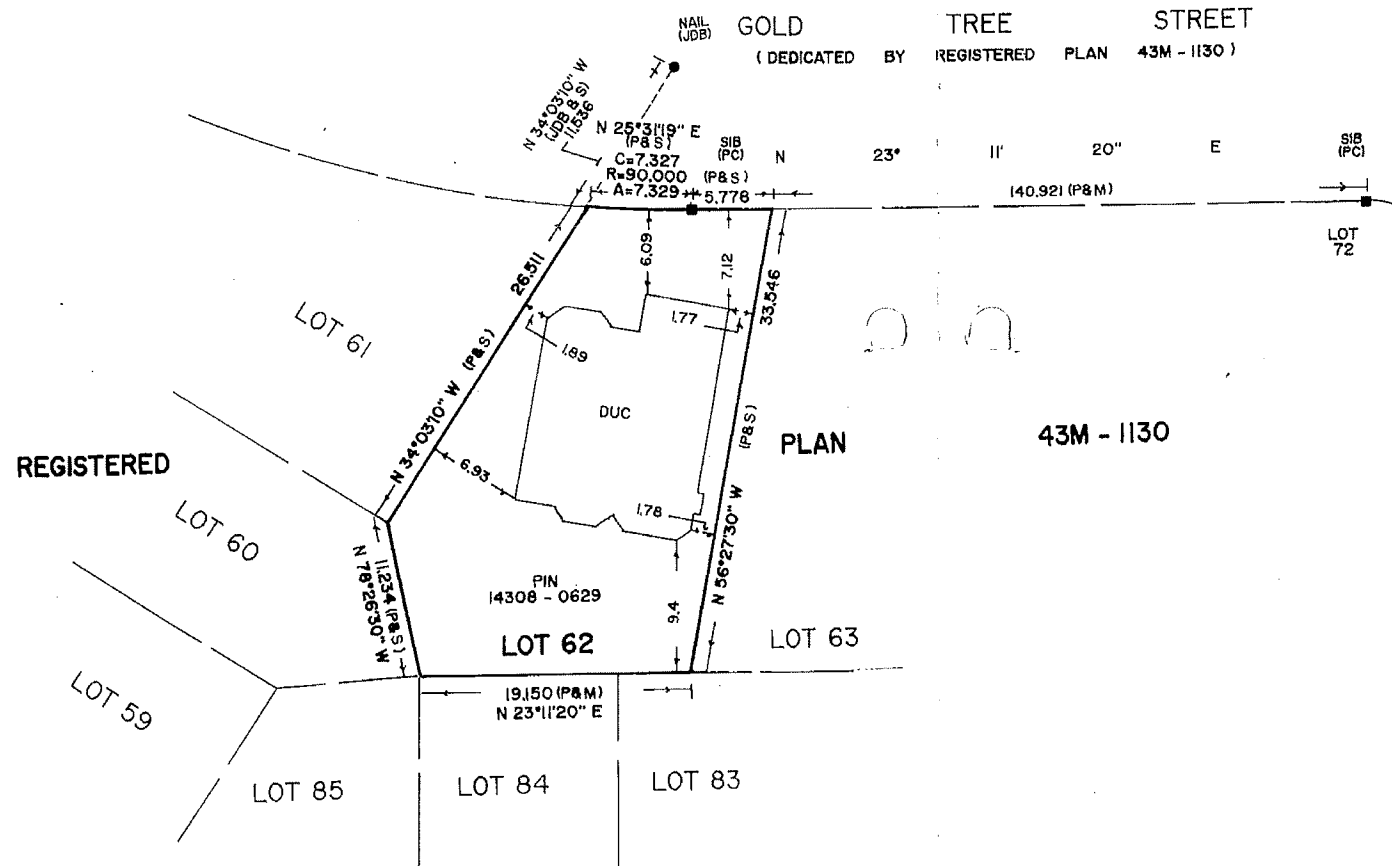
3 GOLD TREE ST.

SITE PLAN

PROJECT
JUNE 2023
SCALE 1:150

SHEET
A-01

PREPARED FOR MATTAMY HOMES.



SURVEYOR'S REAL PROPERTY REPORT
PART 1 - PLAN SHOWING

LOT 62
REGISTERED PLAN 43M-1130
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL
SCALE 1 : 400

5m 0 10m 20m

© COPYRIGHT J. D. BARNES LIMITED - 1997

METRIC
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND
CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

PART 2 - REPORT SUMMARY

DESCRIPTION
LOT 62
REGISTERED PLAN 43M-1130
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL

REGISTERED EASEMENTS AND/OR RIGHT-OF-WAYS

ADDITIONAL REMARKS

NOTES :

BEARINGS ARE GRID BEARINGS AND ARE REFERRED TO THE SOUTHEASTERLY
LIMIT OF GOLD TREE STREET AS SHOWN ON REGISTERED PLAN 43M-1130
HAVING A BEARING OF N 23°11'20" E.

■	DENOTES	SURVEY MONUMENT FOUND
□	DENOTES	SURVEY MONUMENT PLANTED
SIB	DENOTES	STANDARD IRON BAR
IB	DENOTES	IRON BAR
P.C.	DENOTES	POINT OF CURVATURE
DUC	DENOTES	DWELLING UNDER CONSTRUCTION
P&S	DENOTES	REGISTERED PLAN 43M-1130 AND SET
P&M	DENOTES	REGISTERED PLAN 43M-1130 AND MEASURED
JDB	DENOTES	J. D. BARNES LIMITED

ALL BUILDING TIES ARE TAKEN TO CONCRETE FOUNDATION
ALL FOUND SURVEY MONUMENTS SET BY J. D. BARNES LIMITED
UNLESS NOTED OTHERWISE.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT :

1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE
SURVEYS ACT, THE SURVEYORS ACT, AND THE REGULATIONS MADE UNDER
THEM.

2. THE SURVEY WAS COMPLETED ON 20th DAY OF MARCH, 1997.

DATE APRIL 17, 1997

DATE

A. ROCCAFORTE
Professional Land Surveyor



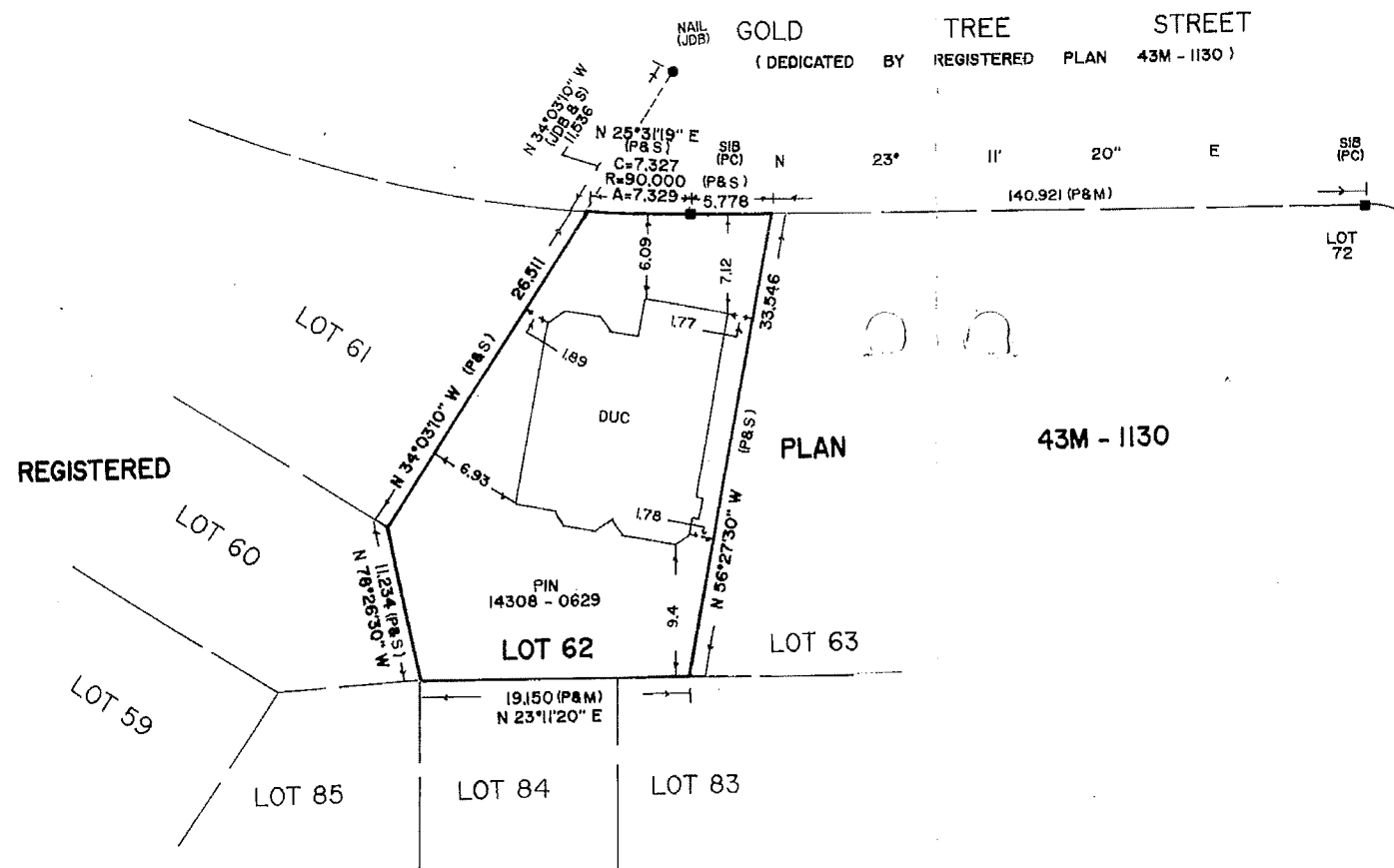
J.D. BARNES
LIMITED
(905) 807-6767

SURVEYING MAPPING
LAND INFORMATION SERVICES

DRAWN BY W.J.	CHECKED BY:	REFERENCE NO.: 94-28-084-00-62
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JDB-7

PREPARED FOR MATTAMY HOMES.



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PART 1 - PLAN SHOWING

LOT 62
REGISTERED PLAN 43M-1130

CITY OF BRAMPTON

REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 400

5m 0 10m 20m

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A. ROCCAFORTE
Ontario Land Surveyor



J.D. BARNES
LIMITED
(905) 807-6767

SURVEYING MAPPING
LAND INFORMATION SERVICES

DRAWN BY: W.J. CHECKED BY: REFERENCE NO.: 94-28-084-00-62

JDB-2

Zoning Non-compliance Checklist

File No.
A-2023-0306

Applicant: Joseph Reis
Address: 3 Gold Tree St
Zoning: R1B-610
By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT / SIDE / REAR			
BUILDING SIZE			
BUILDING HEIGHT			
COVERAGE			
BELOW GRADE ENTRANCE			
ACCESSORY STRUCTURE SETBACKS			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH	To permit a driveway width of 7.625m	whereas the by-law permits a maximum driveway width of 7.32m	10.9.1.1(d)
LANDSCAPED OPEN SPACE	To permit 0.0m of permeable landscaping abutting the side lot line	whereas the by-law requires a minimum 0.6m of permeable landscaping abutting the side lot line.	10.9.1.4(a)
ENCROACHMENTS			
TWO-UNIT DWELLING			
SCHEDULE "C"			
OTHER – DECK			

Garnet Gandy

Reviewed by Zoning

2023-09-22

Date