

FILE NUMBER: A-2023-0339

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)

PAWAN BERRY

Address

16 MONKTON CIRCLE, BRAMPTON, ONTARIO L6Y 0B7

Phone #

416-315-8494

Fax #

Email

berry_p@rogers.com
2.

Name of Agent

ANJU BHUTANI

Address

18 SPARROW COURT
BRAMPTON
ONTARIO L6Y 3P2

Phone #

647-654-8500

Fax #

Email

abhutani@cheerful.com
3.

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

PROPOSED BASEMENT APARTMENT AND EXISTING SALOON IN PART OF BASEMENT
4.

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

I have applied to city for second unit dwelling in basement and in the process of review received email from the city that zoning of the house does not permit to have second unit with existing saloon.
5.

Legal Description of the subject land:

Lot Number14

Plan Number/Concession Number43M - 1952

Municipal Address16 MONKTON CIRCLE, BRAMPTON, ONTARIO L6Y 0X1
6.

Dimension of subject land (in metric units)

Frontage11.60 M

Depth34.05 M

Area394.98 SQ.M.
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 STOREY DETACHED DWELLING(156 SQ.METER)

PROPOSED BUILDINGS/STRUCTURES on the subject land:

N/A

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 7.89 M

Rear yard setback 8.20 M

Side yard setback 0.62 M

Side yard setback 1.27 M

PROPOSED

Front yard setback

Rear yard setback

Side yard setback

Side yard setback

10. Date of Acquisition of subject land: FEB, 2014
11. Existing uses of subject property: SINGLE UNIT DWELLING
12. Proposed uses of subject property: TWO UNIT DWELLING
13. Existing uses of abutting properties: RESIDENTIAL
14. Date of construction of all buildings & structures on subject land: 2015
15. Length of time the existing uses of the subject property have been continued: 8 YEARS

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 _____

Signature of Applicant(s) or Authorized Agent

DATED AT THE _____ CITY _____ OF _____ BRAMPTON _____

THIS 10 DAY OF JULY, 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, ANJU BHUTANI, 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 1st DAY OF

November, 2023.

CHARLES A. Commissioner etc. Deputy Clerk
The Corporation of The City of Brampton
2 Wellington Street West
Brampton, Ontario L6Y 4R4
A Commissioner, etc., ...
in the Regional Municipality of Peel

Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Present Official Plan Designation:

Present Zoning By-law Classification:

R1E-2402

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

2023-10-31

Date

DATE RECEIVED Nov 1, 2023 VL

APPOINTMENT AND AUTHORIZATION OF AGENT

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

LOCATION OF THE SUBJECT LAND: 16 MONKTON CIRCLE L6Y 0X1

I/We, PAWAN BERRY AND UMA BERRY
please print/type the full name of the owner(s)

the undersigned, being the registered owner(s) of the subject lands, hereby authorize

ANJU BHUTANI
please print/type the full name of the agent(s)

to make application to the **City of Brampton Committee of Adjustment** in the matter of an application for **minor variance** with respect to the subject land.

Dated this 11 day of JULY, 20 23.

T. Berry . . . [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.

NOTE: Unit owners within a Peel Standard Condominium Corporation are to secure authorization from the Directors of the Condominium Corporation in a form satisfactory to the City of Brampton, prior to submission of an application. Signatures from all Members of the Board of Directors are required.

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: 16 MONKTON CIRCLE L6Y 0X1

I/We, PAWAN BERRY AND UMA BERRY
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.

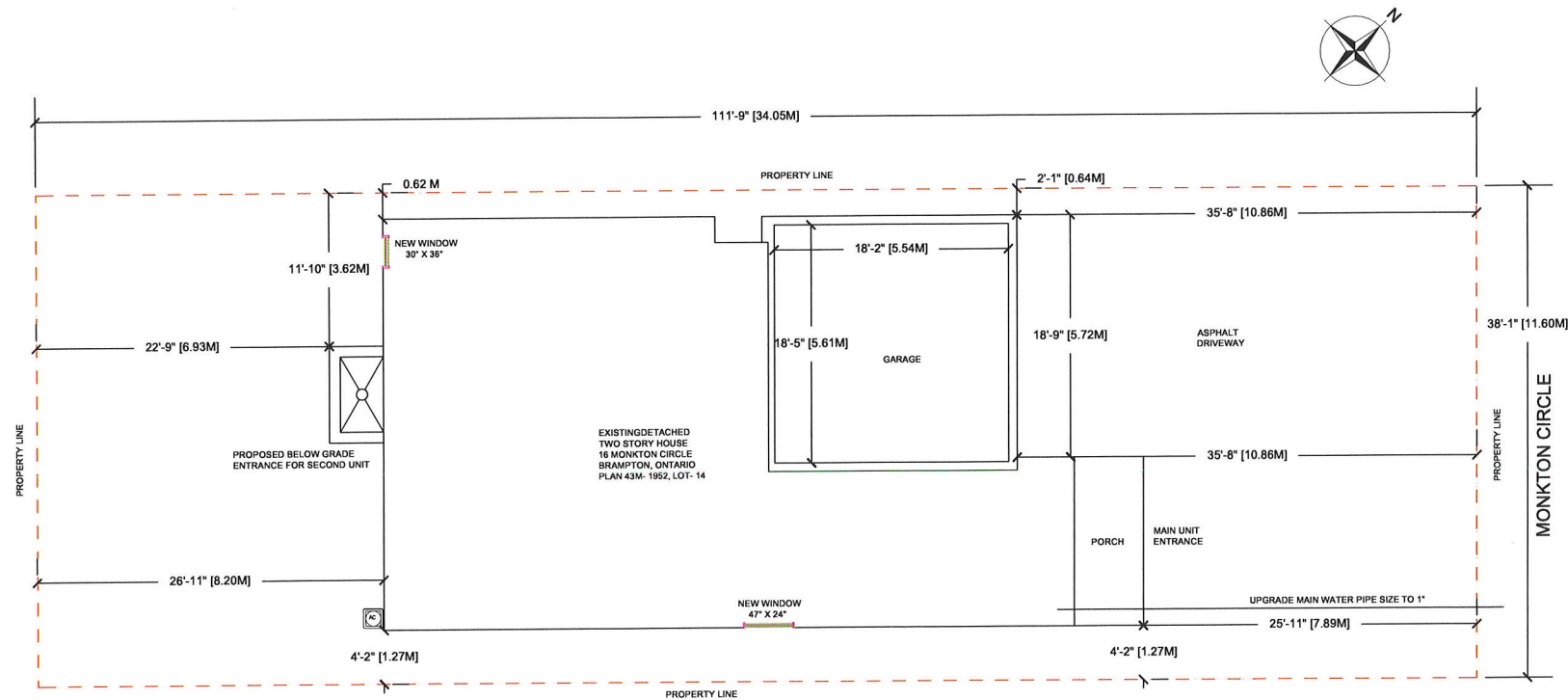
Dated this 11 day of JULY, 2023.

 
(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



SCOPE OF WORK: PROPOSED BASEMENT APARTMENT, 2 NEW WINDOWS & PROPOSED BELOW GRADE ENTRANCE IN REAR YARD

Notes:

PROJECT ADDRESS:
16 MONKTON CIR
BRAMPTON
ONTARIO

PROJECT DESCRIPTION:
BASEMENT APARTMENT

DRAWING DESCRIPTION:
SITE PLAN

SCALE:
3/32"=1'0"

DATE:
MAY 03, 2023

DRAWING NO:

A0

REVISION:

0

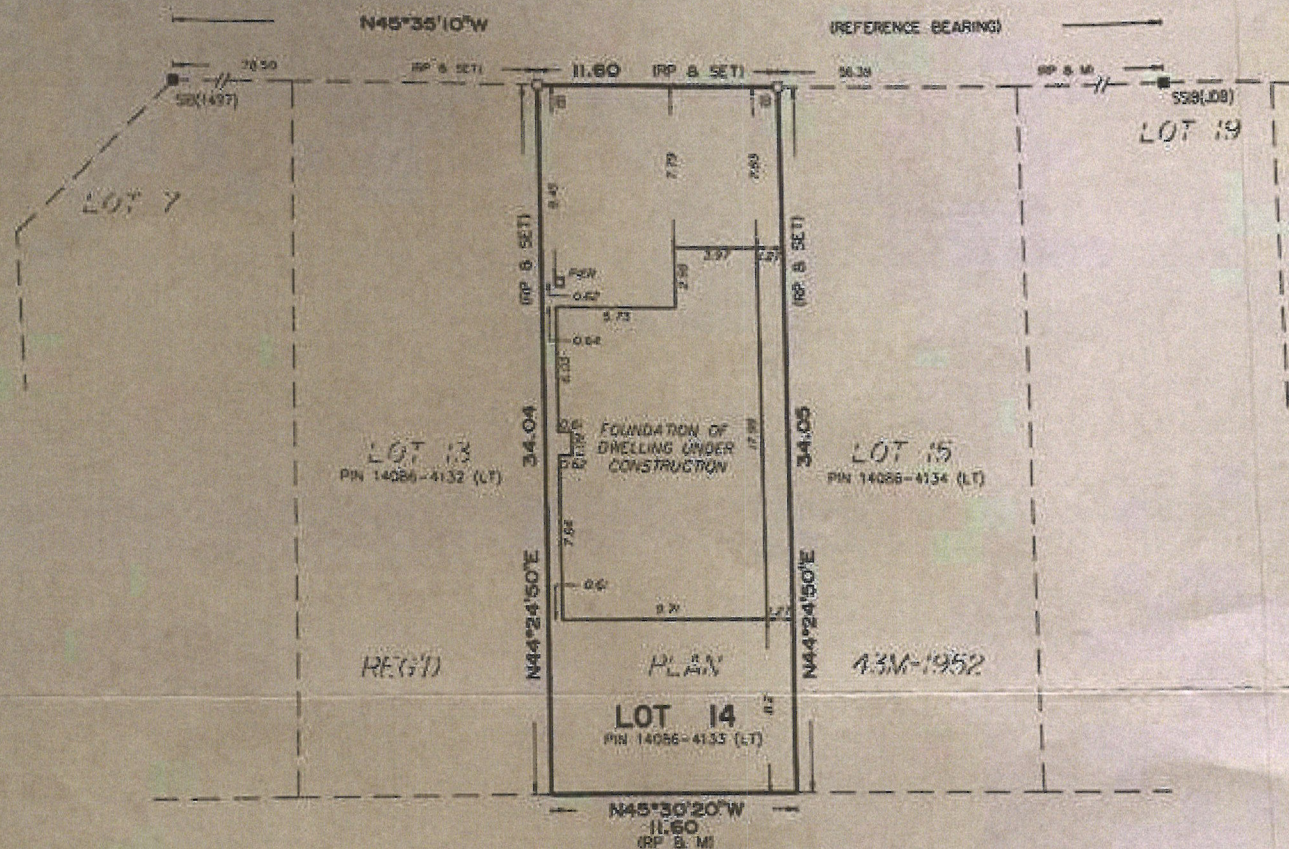
A0



MONKTON CIRCLE

(BY REGISTERED PLAN 43M-1952)

PIN 14086-4192 (LT)



BLOCK 47
REGISTERED PLAN 43M-1952
PIN 14086-2301 (LT)

BENCHMARK NOTE: No. 0011954U594F
RESIDENCE OF TED BECKFORD, ON NORTH SIDE
OF C. N. RY. JUST EAST OF CROSSING OF
HIGHWAY No. 7 (TORONTO-GUELPH). TABLET
IN SOUTHEAST CONCRETE FOUNDATION WALL,
BESIDE STEPS TO CELLAR, 43 CM FROM SOUTH
CORNER AND 30 CM ABOVE GROUND
ELEVATION(CGVD 28/78) 247.281

TOP OF FOUNDATION WALL ELEVATION = 218.93

REGISTERED EASEMENTS AND/OR RIGHT-OF-WAY.
NONE

SURVEYOR'S REAL PROPERTY REPORT

PART 1 PLAN

PART 2 THIS PLAN MUST BE READ IN
CONJUNCTION WITH THE SURVEY
REPORT DATED N/A.

THIS REPORT WAS PREPARED FOR: LANDMART HOMES

THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES
© THIS PLAN IS PROTECTED BY COPYRIGHT

BEARING NOTE: BEARINGS ARE GRID AND ARE REFERRED
TO THE SOUTH WESTERLY LIMIT OF MONKTON CIRCLE, AS SHOWN ON
REGISTERED PLAN 43M-1952, HAVING A BEARING OF N45°35'10"W

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

ASHENHURST NOUWENS & ASSOCIATES INC.
Professional Engineers & Ontario Land Surveyors

315 YORK BOULEVARD, SUITE 201, HAMILTON, ONTARIO L8R 3K5
(905) 529-6315 (905) 529-4314 1-800-824-8224
FAX: (905) 529-8651 e-mail: an@ashenhurstnouwens.com

SURVEYOR'S REAL PROPERTY REPORT (PART 1) PLAN OF

LOT 14

CREDIT RIDGE
REGISTERED PLAN No. 43M-1952

IN THE
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEE

SCALE 1:250 m. METRES
0 5 10 15

ASHENHURST NOUWENS & ASSOCIATES INC.

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
LAND TITLES ACT, AND THE REGULATIONS
MADE UNDER THEM.

2. THE SURVEY WAS COMPLETED ON THE
28th DAY OF APRIL, 2014

MAY 30, 2014
DATE

H. Kalantzakos
HARRY KALANTZAKOS
O.L.S.

DRAWN
BY E.W.A.

CALCD
E.W.A.

CHK'D
BY H.K.

DATE
DWG. MAY 30, 2014

FILE No.
13331 BLS 14

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM

1903771



THIS PLAN IS NOT VALID
UNLESS IT IS AN EMBOSSED
ORIGINAL COPY
ISSUED BY THE SURVEYOR
in accordance with
Regulation 1026, Section 29(2).

LEGEND

SIB - STANDARD IRON BAR
IB - IRON BAR

■ - FOUND
□ - PLANTED

RP - REG'D PLAN 43M-1952
JIB - J.D. BARNES LTD. O.L.S.
1497 - J.P. NOUWENS, O.L.S.

Zoning Non-compliance Checklist

File No.
A-2023-0339

Applicant: Anju Bhutani
Address: 16 Monkton Cir
Zoning: R1E-2402
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			
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
TWO-UNIT DWELLING			
SCHEDULE "C"			
OTHER – HOME OCCUPATION	To permit a home occupation with building containing two dwelling units	Whereas, the by-law permits a home occupation within a single detached dwelling	6.12.1


Reviewed by Zoning

2023-10-31
Date