

Application for Minor VarianceSection 45 of the *Planning Act*, R.S.O. 1990 c.P.13**Please Note: You are receiving this notice as you are within 60 meters of the subject property.**

Application Number: A-2023-0384
Property Address: 174, 178 and 180 Queen Street East
Legal Description: Plan BR 13, Part Lots 23, 24, 1
Agent: Glen Schnarr & Associates Inc.
Owner(s): 1335338 Ontario Limited, c/o William Hewson
Other applications: nil
under the *Planning Act*
Meeting Date and Time: Tuesday, January 23, 2024 at 9:30 am
Meeting Location: Hybrid in-person and virtual meeting – Council Chambers,
4th Floor Brampton City Hall, 2 Wellington Street West

Purpose of the Application:

1. To permit a gross floor area of 1900 square metres for each storey greater than 12 metres above grade containing residential dwelling units, whereas the by-law permits a maximum gross floor area of 800 metres for each storey greater than 12 metres above grade containing residential dwelling units;
2. To permit a maximum tower width of 66 metres (87.2% of the width of the building at grade) for the portion of the building greater than 12 metres above grade, whereas the by-law requires that the maximum tower width for any portion of the building greater than 12 metres above grade shall not exceed 50% of the width of the building at grade; and
3. To permit 0% of the gross area of the side walls within 6 metres of the front lot line and less than 4 metres above grade will have windows and/or doors, whereas the by-law requires that a minimum 70% of the gross area of the side walls within 6 metres of the front lot line and less than 4 metres above grade shall have windows and/or doors.

Participate in the Meeting:

- Send an email with your written comments to coa@brampton.ca. Written submissions must include your name and mailing address, the application number or property address you are commenting on and must be received no later than **4:00 pm on Thursday, January 18, 2024**.
- Participate in person by attending the meeting on the date and time noted above. You are encouraged to register for in person attendance by emailing coa@brampton.ca and indicating if you plan to address Committee.
- Participate virtually (computer, tablet or smartphone). To participate virtually via WebEx, you must register in advance, no later than **4:00 pm on Thursday, January 18, 2024**, by emailing coa@brampton.ca, and providing your name, mailing address, phone number and email address. Confirmation of registration and participation instructions will be provided.

Note: Information provided in your correspondence, virtual or in-person delegation will become part of the public meeting record and will be posted on the City's website. If you do not participate in the public meeting, Committee may make a decision in your absence, and you will not be entitled to any further notice in the proceedings.

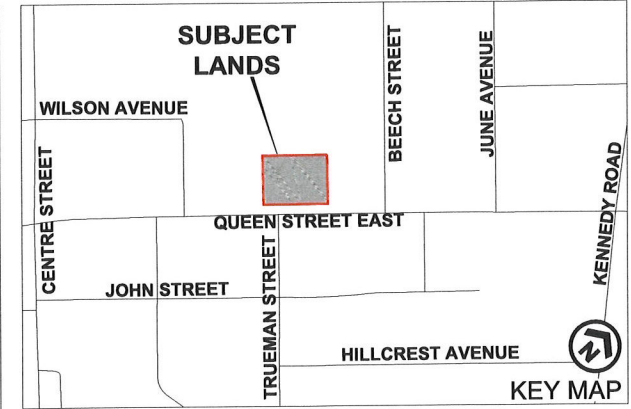
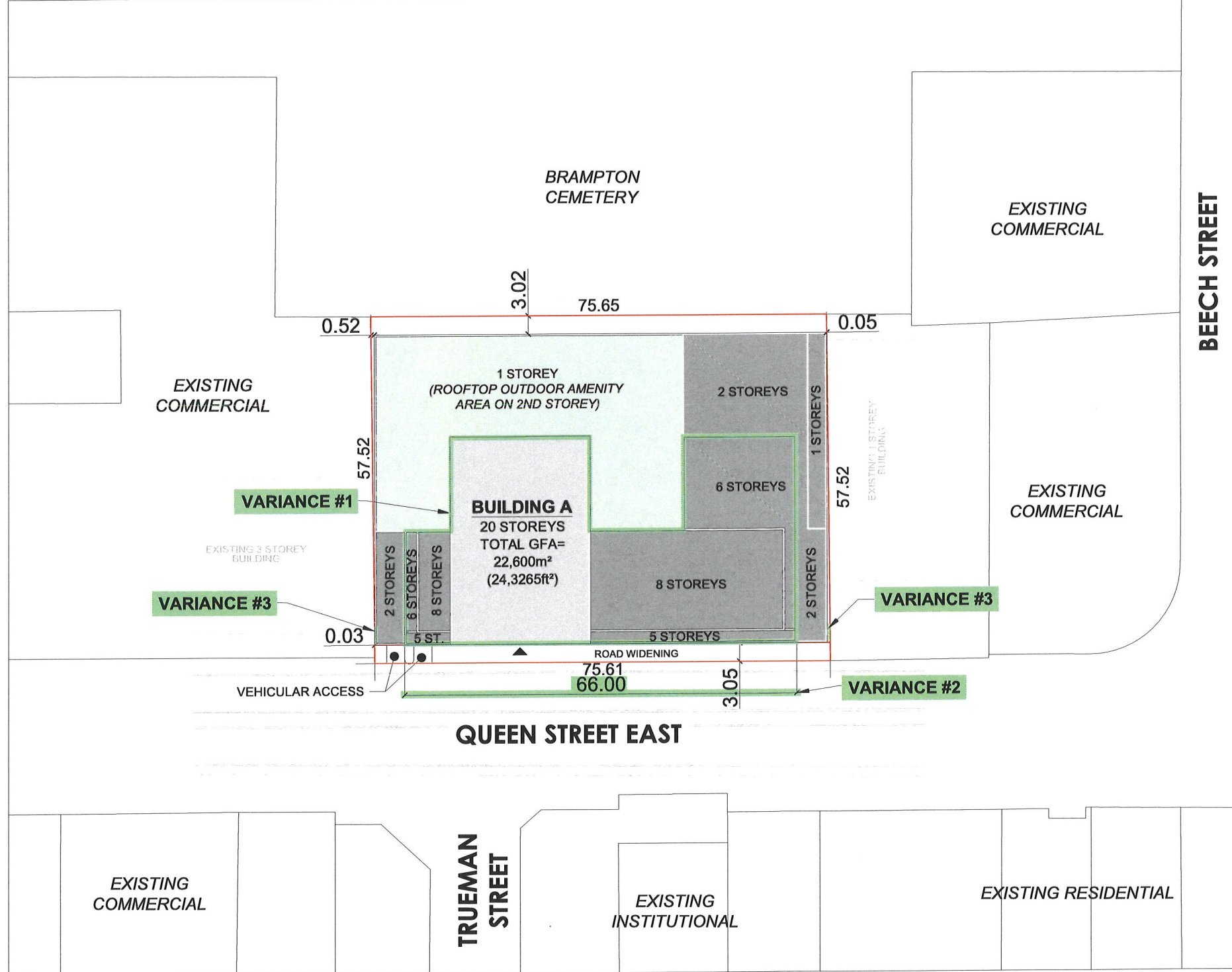
Viewing Application Materials: The application and related materials are available online at www.brampton.ca/en/city-hall/meetings-agendas and may be viewed in person in the City Clerk's Office during regular business hours. More information regarding the Committee of Adjustment is available at www.brampton.ca.

Appeal Process: If you wish to be notified of the decision of Committee, you must submit a written request to coa@brampton.ca. This will also entitle you to be advised of an appeal of the matter to the Ontario Land Tribunal (OLT). Please be advised that only the applicant, municipality, certain public bodies and the Minister can appeal a decision to the OLT. If a decision is appealed, you may request participant status by contacting olt.clo@ontario.ca.

Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. This notice is to be posted by the owner of any land that contains seven or more residential units in a location that is visible to all of the residents.

Dated this 12th day of January 2024

Secretary Treasurer
Committee of Adjustment, City Clerk's Office
2 Wellington Street West, Brampton, L6Y 4R2
P: 905.874.2117
E: coa@brampton.ca



MINOR VARIANCE SKETCH
1335338 ONTARIO LIMITED,
WILLIAM ROBERT HEWSON &
790788 ONTARIO LIMITED
 174-184 QUEEN STREET EAST
 PART OF LOTS 23 & 24,
 BLOCK C, REGISTERED PLAN BR13
 CITY OF BRAMPTON
 REGIONAL MUNICIPALITY OF PEEL

- REQUESTED VARIANCES**
- TO ALLOW EACH STOREY HIGHER THAN 12m ABOVE GRADE TO HAVE A MAXIMUM GROSS FLOOR AREA OF 1,900m² UP TO A BUILDING HEIGHT OF 27 METRES WHEREAS A MAXIMUM OF 800m² IS PERMITTED FOR EACH STOREY ABOVE 12m.
(NOT SHOWN ON PLAN)
 - TO ALLOW A MAXIMUM BUILDING WIDTH OF 66m FOR THE PORTION OF THE BUILDING BETWEEN 12m AND 27m ABOVE GRADE WHEREAS THE WIDTH OF ANY PORTION OF THE BUILDING GREATER THAN 12.0 METRES ABOVE GRADE SHALL NOT EXCEED 50% OF THE WIDTH OF THE BUILDING AT GRADE.
 - TO ALLOW 0% OF THE SIDE WALLS WITHIN 6 METRES OF THE FRONT LOT LINE LESS THAN 4.0 METRES ABOVE GRADE TO HAVE WINDOWS AND DOORS WHEREAS THE PORTION OF BOTH SIDE WALLS WITHIN 6.0 METRES OF THE FRONT LOT LINE ARE REQUIRED TO HAVE A MINIMUM OF 70% OF THE GROSS AREA OF THE PORTION OF THE WALL THAT IS LESS THAN 4.0 METRES ABOVE GRADE TO HAVE WINDOWS AND DOORS.
(NOT SHOWN ON PLAN)



SCALE 1:800
NOVEMBER 13, 2023

