

DEFERRED APPLICATION FOR MINOR VARIANCE

WHEREAS an application for minor variance has been made by **SRADHANANDA MISHRA** under Section 45 of the Planning Act, (R.S.O. 1990 c.P.13) for relief from **By-law 270-2004**;

AND WHEREAS the property involved in this application is described as Part of Lots 9 and 10, Concession 6 E.H.S. municipally known as **9893 TORBRAM ROAD**, Brampton;

AND WHEREAS the applicant is requesting the following variance(s) in conjunction with the proposed retained lot under Consent Application B-2022-0025:

1. To permit a minimum lot area of 4,500 square metres whereas the by-law requires a minimum lot area of 6500 square metres;
2. To permit a minimum interior side yard setback of 2.4m (7.87 ft.) to an existing building whereas the by-law requires a minimum interior side yard setback of 7.5m (24.60 ft.) or half of the height of the building, whichever is less.

OTHER PLANNING APPLICATIONS:

The land which is subject of this application is the subject of an application under the Planning Act for:

Plan of Subdivision: NO File Number: _____
Application for Consent: YES File Number: B-2022-0025

The Committee of Adjustment has appointed **TUESDAY, May 30, 2023 at 9:00 A.M. by electronic meeting broadcast from the Council Chambers, 4th Floor, City Hall, 2 Wellington Street West, Brampton**, for the purpose of hearing all parties interested in supporting or opposing these applications.

This notice is sent to you because you are either the applicant, a representative/agent of the applicant, a person having an interest in the property or an owner of a neighbouring property. **OWNERS ARE REQUESTED TO ENSURE THAT THEIR TENANTS ARE NOTIFIED OF THIS APPLICATION. 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.** If you are not the applicant and you do not participate in the hearing, the Committee may proceed in your absence, and you will not be entitled to any further notice in the proceedings. **WRITTEN SUBMISSIONS MAY BE SENT TO THE SECRETARY-TREASURER AT THE ADDRESS OR FAX NUMBER LISTED BELOW.**

IF YOU WISH TO BE NOTIFIED OF THE DECISION OF THE COMMITTEE OF ADJUSTMENT IN RESPECT OF THIS APPLICATION, YOU MUST SUBMIT A WRITTEN REQUEST TO THE COMMITTEE OF ADJUSTMENT. This will also entitle you to be advised of an Ontario Land Tribunal hearing. Even if you are the successful party, you should request a copy of the decision since the Committee of Adjustment decision may be appealed to the Ontario Land Tribunal by the applicant, the Minister, a specified person or a public body.

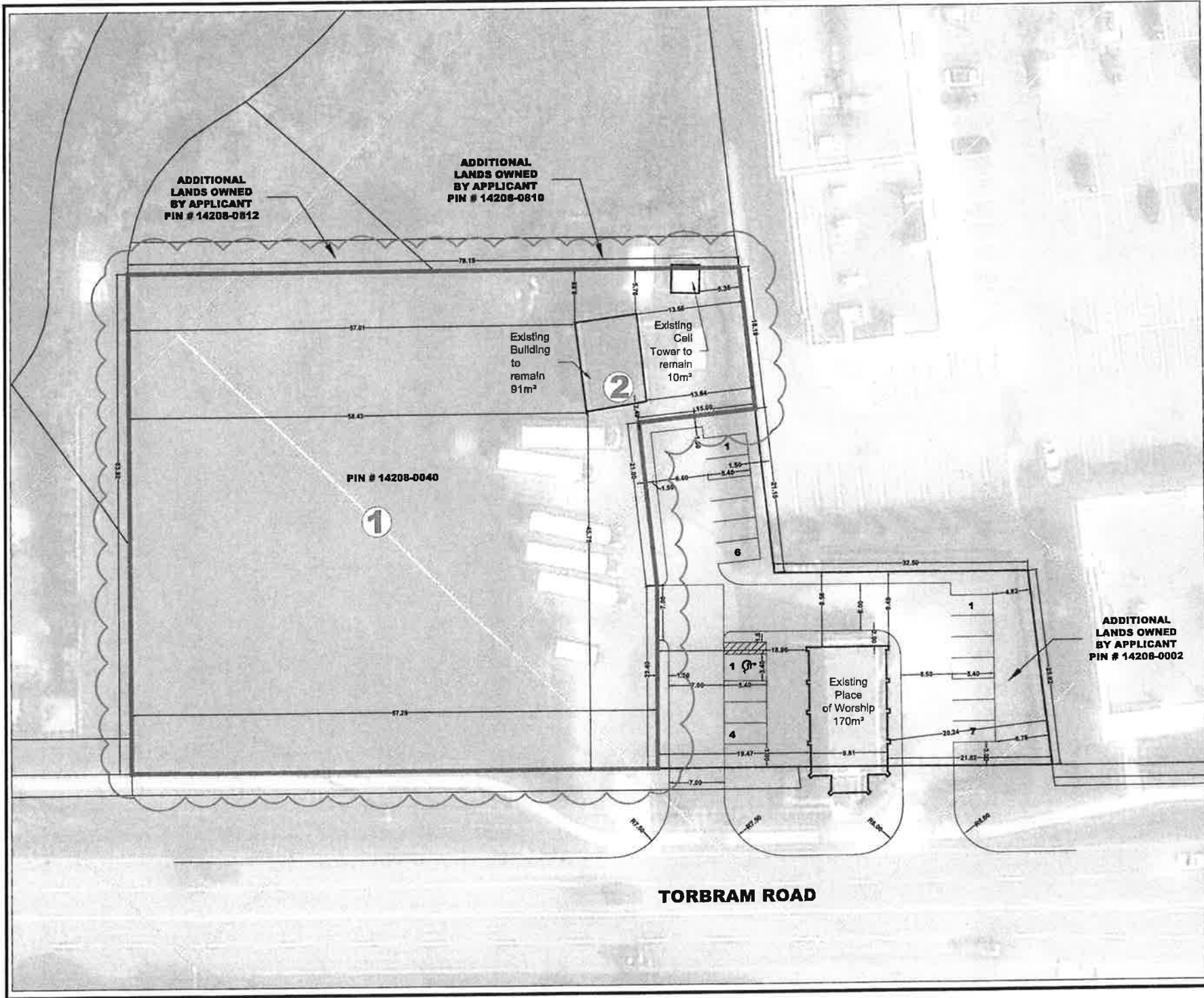
RULES OF PROCEDURE OF THIS COMMITTEE REQUIRE REPRESENTATION OF THE APPLICATION AT THE HEARING, OTHERWISE THE APPLICATION SHALL BE DEFERRED.

PLEASE SEE ATTACHED PARTICIPATION PROCEDURES REQUIRED DURING THE COVID-19 PANDEMIC

DATED at Brampton Ontario, this 11h Day of May, 2023

Comments may be sent to and more information about this matter may be obtained between 8:30 a.m. to 4:30 p.m. Monday - Friday from:

Jeanie Myers, Secretary-Treasurer
Committee of Adjustment, City Clerk's Office,
Brampton City Hall, 2 Wellington Street West,
Brampton, Ontario L6Y 4R2
Phone: (905)874-2117
Fax: (905)874-2119
jeanie.myers@brampton.ca



ZONING BY-LAW MATRIX - INSTITUTIONAL ONE ZONE - (I1) and SPECIAL SECTION 676 (I1-676)

Description	Required	Provided
Minimum Lot Area	0.65 ha (1.60ac) 6,500m ²	0.45 ha (1.11 ac) 4,504m ²
Minimum Lot Width	n/a	67.23m
Minimum Front Yard Depth	7.5m	45.75m
Minimum Interior Side Yard Width	7.5m or half the height of the building, whichever is greater	2.49m
Minimum Rear Yard Depth	7.5m or half the height of the building, whichever is greater	0.0m - existing
Maximum Building Height	3 storeys	1 storey
Maximum Lot Coverage	none	2%
Minimum Landscaped Open Space	a minimum landscaped open space strip of 3m in width shall be provided along the site limits except at the location of the driveway	0.0m - existing

MINOR VARIANCE

- To permit a Minimum Lot Area of 4500m² whereas the Zoning By-law requires a Minimum Lot Area of 6,500m²; and
- To permit a Minimum Interior Side Yard Width to a new property line of 2.40m whereas the Zoning By-law requires a Minimum Interior Side Yard Width of 7.5m

LEGEND

PROPERTY BOUNDARY
 MINOR VARIANCES

**MINOR VARIANCE PLAN
RETAINED LANDS -
FUTURE DEVELOPMENT BLOCK
9893 TORBRAM ROAD, CITY of BRAMPTON**

P.N.: 22.3135.00	Date: November 10, 2022
Scale: N.T.S	Revised:
Drawn By: D.S.	File No.: PN 3135 Concept Plan



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)** Sradhanada Mishra
Address 7 Grenville Street, Suite 6205, Toronto, Ontario, M4Y 0E9

Phone # 416-554-8384 **Fax #** _____
Email dan@4thwaves.com

2. **Name of Agent** Gagnon Walker Domes Ltd. (Andrew Walker / Anthony Sirianni)
Address 7685 Hurontario Street, Suite 501, Brampton, Ontario, L6W 0B4

Phone # 905-796-5790 **Fax #** _____
Email awalker@gwdplanners.com

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

1) To permit a Minimum Lot Area of 4,500 square metres

2) To permit a Minimum Interior Side Yard Width to a new property line of 2.40 metres

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

1) Zoning By-Law requires a Minimum Lot Area of 6,500 square metres

2) Zoning By-Law requires a Minimum Interior Side Yard Width of 7.5 metres

5. **Legal Description of the subject land:**
Lot Number Part of Lots 9 and 10, Conc 6, E.H.S., Reg'd Plan 43M-1571, Part of Blocks 393 and 397, Reg'd Plan 43R-19972
Plan Number/Concession Number Parts 1, 2 and 4, and 43R-30902, Parts 1 and 2
Municipal Address 9893 Torbram Road

6. **Dimension of subject land (in metric units)**
Frontage 67.26 metres
Depth 63.92 metres
Area 0.45 hectares (1.11 acres) (4,504 square metres)

7. **Access to the subject land is by:**

Provincial Highway <input type="checkbox"/> Municipal Road Maintained All Year <input checked="" type="checkbox"/> Private Right-of-Way <input type="checkbox"/>	Seasonal Road <input type="checkbox"/> Other Public Road <input type="checkbox"/> Water <input type="checkbox"/>
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- 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.)

One (1) existing structure (91 square metres) and one (1) cell tower and associated equipment structure

PROPOSED BUILDINGS/STRUCTURES on the subject land:

No Changes proposed

- 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 45.75 metres
 Rear yard setback 0.00 metres
 Side yard setback 13.64 / 2.49 metres
 Side yard setback 57.01 metres

PROPOSED

Front yard setback 45.75 metres
 Rear yard setback 0.00 metres
 Side yard setback 13.64 / 2.49 metres
 Side yard setback 57.01 metres

- 10. Date of Acquisition of subject land: February 2018
- 11. Existing uses of subject property: Vacant / Institutional (Place of Worship)
- 12. Proposed uses of subject property: No Change
- 13. Existing uses of abutting properties: Commercial (South), Residential (North, East and West)
- 14. Date of construction of all buildings & structures on subject land: 1876
- 15. Length of time the existing uses of the subject property have been continued: Continuous

- 16. (a) What water supply is existing/proposed?
 Municipal Other (specify) _____
 Well
- (b) What sewage disposal is/will be provided?
 Municipal Other (specify) _____
 Septic
- (c) What storm drainage system is existing/proposed?
 Sewers Other (specify) _____
 Ditches
 Swales

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 # B-2022-0025 Filed Concurrently Status Under Review

18. Has a pre-consultation application been filed?

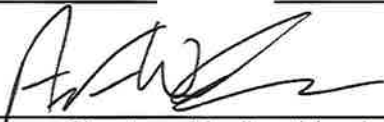
Yes No

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 15th DAY OF November, 2022.

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, Andrew Walker, 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 15th DAY OF
NOVEMBER, 2022.


Signature of Applicant or Authorized Agent

ANDREW WALKER

Priya Kaushal | Notary Public
193 Main Street North, Suite 100
Brampton, Ontario CANADA L6X 1N2
Tel: (905) 452-7734 Fax: (905) 453-3560
LSO # P16387 No Legal Advice Given

Submit by Email

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: 11-676

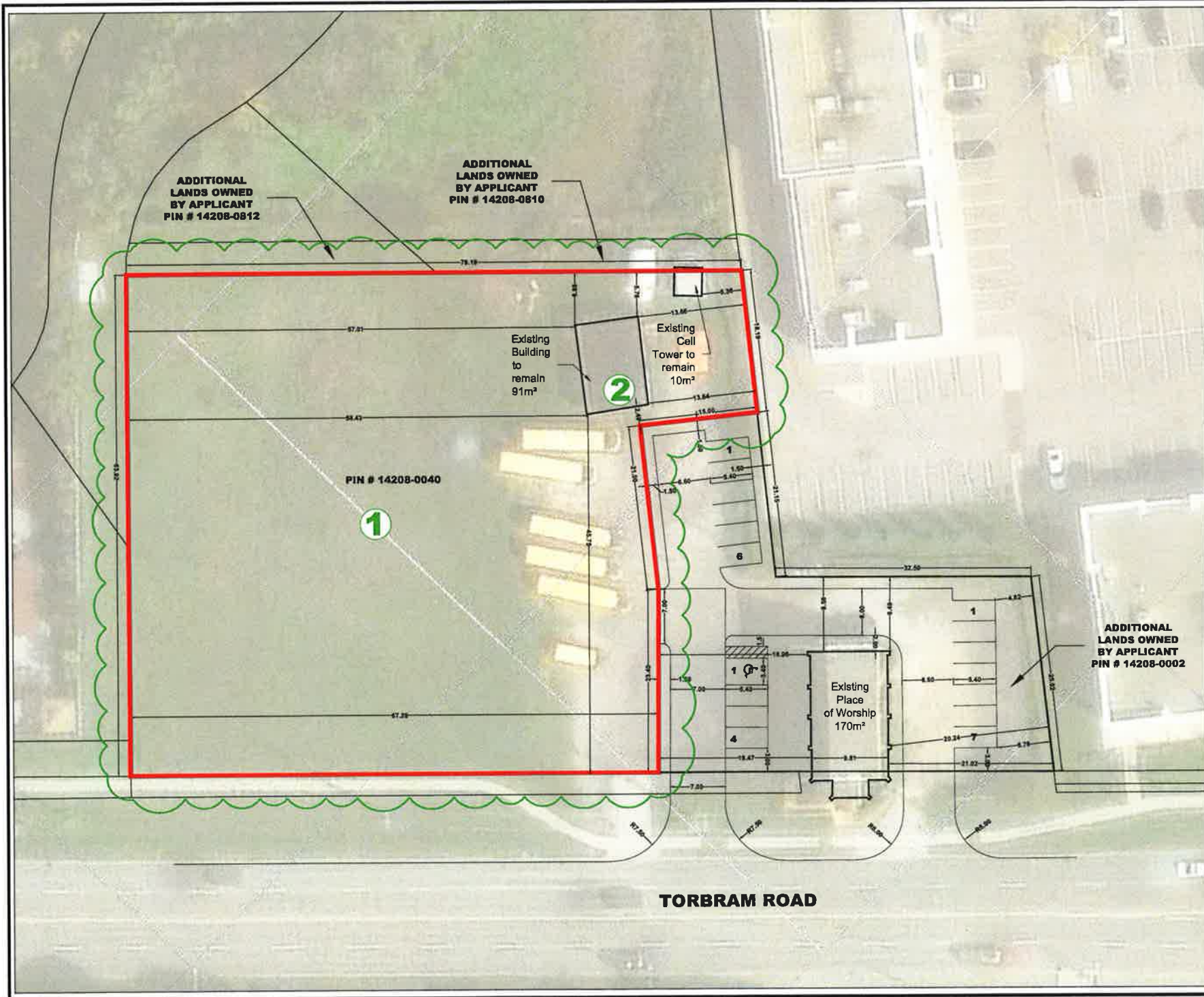
This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.


Zoning Officer

Nov 17, 2022
Date

DATE RECEIVED November 17, 2022

Date Application Deemed Complete by the Municipality _____



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1-2 MINOR VARIANCES

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B-2022-0025
A-2022-0372
A-2022-0373

