

FILE NUMBER: A-2023-0388

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)

GAGANDEEP SINGH DHALIWAL/ HARLEEN KAUR

Address

13 VIVIAN'S CRES BRAMPTON, ON, L6Y 4T9

Phone #

647-226-0001

Fax #

Email

gsd.punjabi@gmail.com

2.

Name of Agent

PAVNEET KAUR(NOBLE PRIME SOLUTIONS LTD)

Address

UNIT#19 2131 WILLIAMS PKWY BRAMPTON ON, L6S 5Z4

Phone #

437-888-1800

Fax #

Email

APPLICATIONS@NOBLELTD.CA

3.

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

-TO PERMIT A BELOW GRADE ENTRANCE IN THE REAR YARD WITH A SETBACK OF 6.33m FROM THE REAR PROPERTY LINE,

4.

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

WHEREAS ZONING BY LAW REQUIRES MINIMUM SETBACK OF 7.5m FROM REAR PROPERTY LINE TO A BELOW GRADE ENTRANCE.

5.

Legal Description of the subject land:

Lot Number

7

Plan Number/Concession Number

M983

Municipal Address

13 VIVIAN'S CRES BRAMPTON, ON, L6Y 4T9

6.

Dimension of subject land (in metric units)

Frontage

12.05 M

Depth

32 M

Area

385.61 M²

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.)

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PROPOSED BUILDINGS/STRUCTURES on the subject land:

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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	6.04M
Rear yard setback	7.36 M
Side yard setback	0.96M
Side yard setback	1.34M

PROPOSED

Front yard setback	N/A
Rear yard setback	6.33 M
Side yard setback	N/A
Side yard setback	N/A

10. Date of Acquisition of subject land: 25 JAN, 2015

11. Existing uses of subject property: RESIDENTIAL

12. Proposed uses of subject property: REASIDENTIAL

13. Existing uses of abutting properties: RESIDENTIAL

14. Date of construction of all buildings & structures on subject land: 1994

15. Length of time the existing uses of the subject property have been continued: 29

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 # _____ 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 _____

AKL

Signature of Applicant(s) or Authorized Agent

DATED AT THE CITY OF BRAMPTON
THIS 07 DAY OF DECEMBER 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, TANVIR RAI, 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 6th DAY OF December, 2023

AKL

Signature of Applicant or Authorized Agent

Clara Vani
A Commissioner etc.,
Province of Ontario,
for the Corporation of the
City of Brampton

Expires September 20, 2026
FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

R1C-3414

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

JOHN C. CABRAL

Zoning Officer

2023-11-24

Date

DATE RECEIVED Dec 6, 2023

Date Application Deemed
Complete by the Municipality

VL

Revised 2022/02/17

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: 13 Vivians Crescent

I/We, Gagandeep Singh Dhalwal / Harleen Kaur
please print/type the full name of the owner(s)

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

Noble Prime Solutions Ltd

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 31st day of October, 2023

Gagandeep Singh Dhalwal / Harleen Kaur
(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: 13 Viviane Crescent

I/We. Gagandeep Singh Dhalwal / Harleen Kaur
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 31st day of October, 2023

Gagandeep Singh Dhalwal, Harleen Kaur
(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

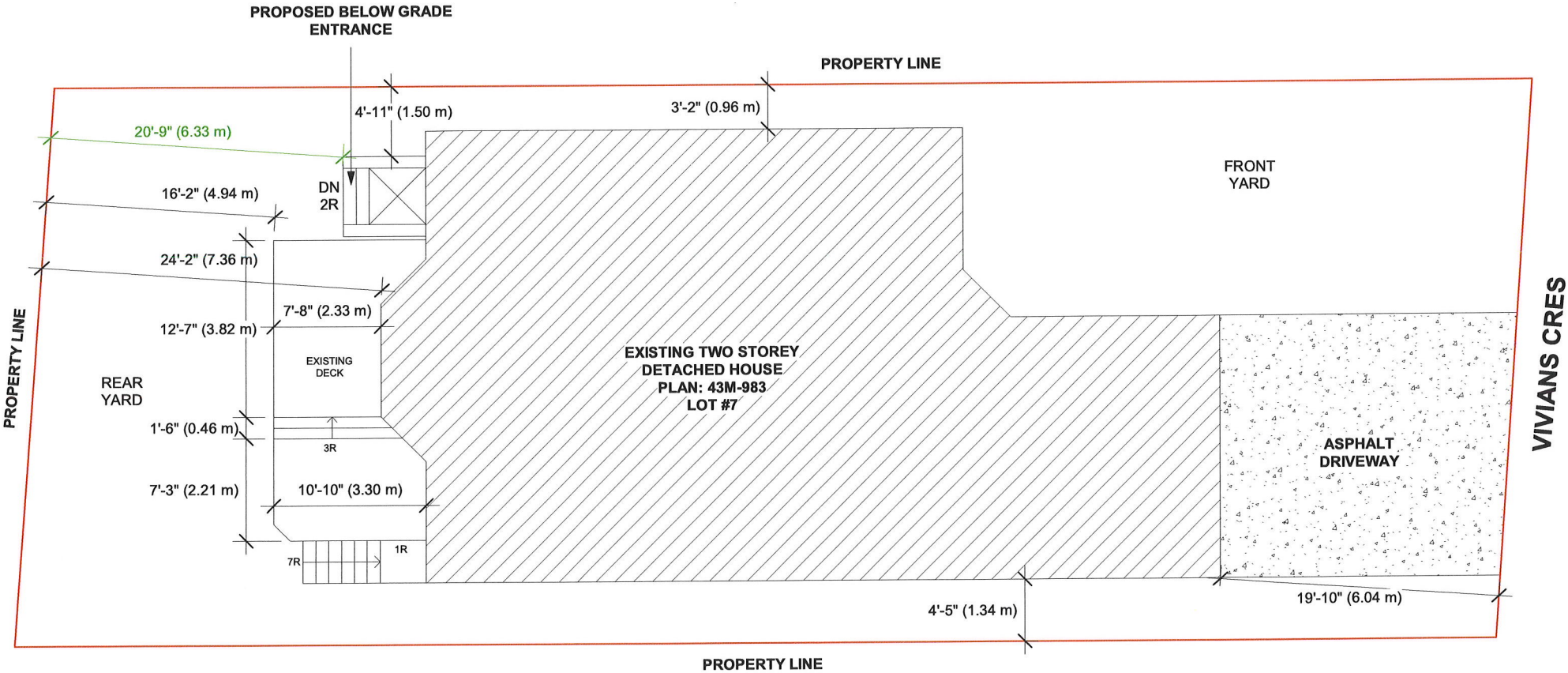
(where the owner is a firm or corporation, please print or type the full name of the person signing.)

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

MINOR VARIANCE

-TO PERMIT A BELOW GRADE ENTRANCE IN THE REAR YARD WITH A SETBACK OF 6.33m FROM THE REAR PROPERTY LINE, WHEREAS ZONING BY LAW REQUIRES MINIMUM SETBACK OF 7.5m FROM REAR PROPERTY LINE TO A BELOW GRADE ENTRANCE.



SITE PLAN

THE CONTRACTOR MUST VERIFY AND ACCEPT RESPONSIBILITY FOR ALL DIMENSIONS AND CONDITIONS ON SITE AND MUST NOTIFY THE DESIGNER/ENGINEER OF ANY VARIATIONS FROM THE SUPPLIED INFORMATION.
CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

STAMP

01	ISSUED FOR VARIANCE	NOV 01/23

ADDRESS:
13 VIVIAN'S CRES,
BRAMPTON, ON

DRAWN BY:	NK	CHECKED BY:	TR
PROJECT NUMBER:	23R-28902		

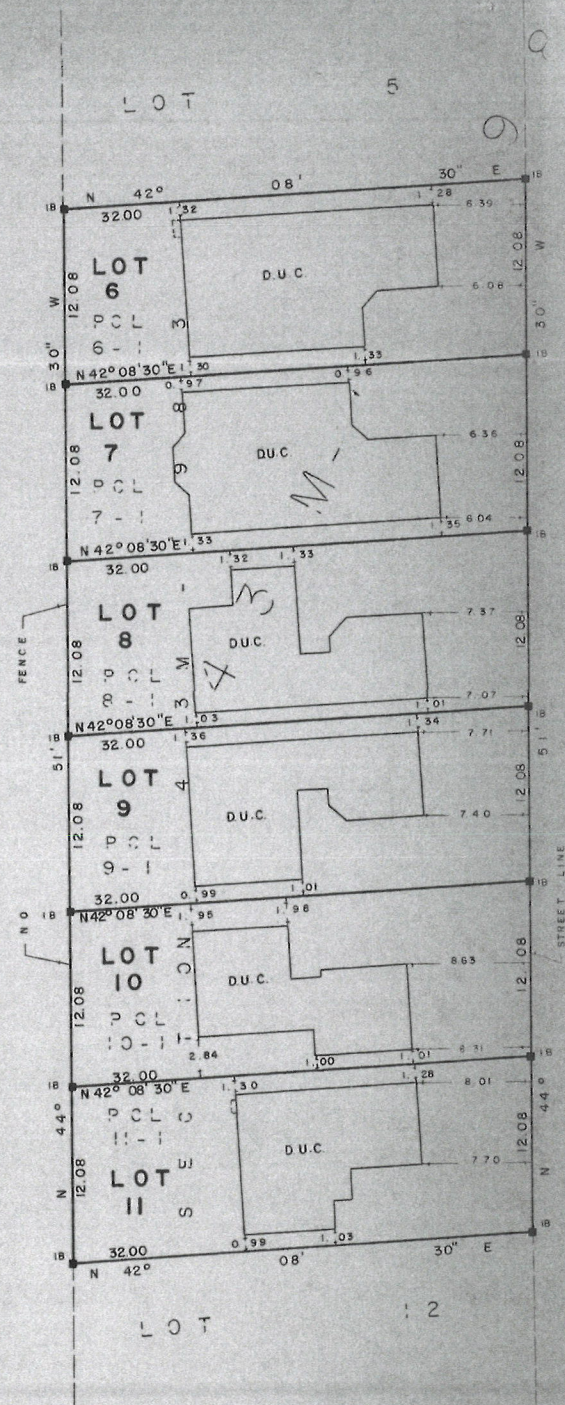
NOBLE PRIME SOLUTIONS LTD
2131 WILLIAMS PARKWAY
UNIT 19,
BRAMPTON, ON
info@nobleltd.ca
(437) 888 1800

DATE:	NOV 01/23	DWG No:	A-1
SCALE:	1/8" = 1'-0"		

BLOCK

PCL PLAN - 2, SECTION 43M-983

PLAN



VIVIAN'S CRESCENT
(BY PLAN 43M-983)

SURVEYOR'S REAL PROPERTY REPORT PART 1 PLAN OF LOTS 6, 7, 8, 9, 10 AND 11, PLAN 43M-983 CITY OF BRAMPTON

REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 300
10 m 5 m 0 10 m 20 m 30 m

RADY-PEN TEK & EDWARD SURVEYING LTD., O.L.S., 1991.

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

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
THE FIELD SURVEY REPRESENTED ON THIS PLAN WAS COMPLETED
ON THE 4th DAY OF July, 1991.
DATE July 26th, 1991.

C. P. Edward
C P EDWARD
ONTARIO LAND SURVEYOR

NOTES

- DENOTES MONUMENT FOUND
- DENOTES MONUMENT SET
- SIB DENOTES STANDARD IRON BAR
- IB DENOTES IRON BAR
- PL DENOTES PLAN 43M-983
- D.U.C. DENOTES DWELLING UNDER CONSTRUCTION
- PCL DENOTES PARCEL

ALL FOUND MONUMENTS BY RADY-PEN TEK & EDWARD SURVEYING LTD., O.L.S.
ALL TIES TO CONCRETE FOUNDATIONS.
BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE SOUTH WEST
LIMIT OF VIVIAN'S CRESCENT AS SHOWN ON PLAN 43M-983
HAVING A BEARING OF N44°51'30" W.

THIS REPORT WAS PREPARED FOR
LAKEVIEW ESTATES LTD
AND THE UNDERSIGNED ACCEPTS NO
RESPONSIBILITY FOR USE BY OTHER PARTIES.

PART 2
THIS PLAN MUST BE READ IN
CONJUNCTION WITH SURVEY REPORT
DATED JULY 26, 1991.

DOCUMENTS RELEASED PURSUANT TO A REQUEST
UNDER THE
ACCESS TO INFORMATION ACT
PROTECTION OF PERSONAL INFORMATION ACT
COPYRIGHT ACT R.S., 1985, C.42 APPLIES TO THE
USE AND REPRODUCTION OF THESE DOCUMENTS

fp RADY-PEN TEK & EDWARD SURVEYING LTD.
ONTARIO LAND SURVEYORS
465 WILSON AVENUE, DOWNSVIEW, ONTARIO
635-5000
DRAWN: Y.W. CHECKED: C P E

© RADY-PEN TEK & EDWARD SURVEYING LTD., O.L.S. 1991.

JOB No. 91-045-1

Zoning Non-compliance Checklist

File No.
A-2023-0388

Applicant: GAGANDEEP SINGH DHALIWAL/ HARLEEN KAUR
Address: 13 VIVIAN'S CRES BRAMPTON, ON, L6Y 4T9
Zoning: R1C-3414
By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BELOW GRADE ENTRANCE			
SETBACKS	To permit a proposed rear yard setback of 6.33m to a stairway leading to a below grade entrance.	Whereas the by-law requires no building or structures, including swimming pools, shall be located closer than 7.6 metres to any lands zoned OS	Special Section 3414
BUILDING HEIGHT	To permit an existing deck to encroach 2.66m into the rear yard setback, resulting in a setback of 4.94m from the deck to the rear lot line.	Whereas the by-law requires no building or structures, including swimming pools, shall be located closer than 7.6 metres to any lands zoned OS	Special Section 3414
OUTSIDE STORAGE			
LOT COVERAGE			
DRIVEWAY			
FENCE HEIGHT			
ACCESSORY STRUCTURE HEIGHT			
ACCESSORY STRUCTURE SETBACK			
DRIVEWAY WIDTH			
LANDSCAPE OPEN SPACE			
GARAGE DOOR HEIGHT			

John C. Cabral
Reviewed by Zoning

2023-11-24
Date