

FILE NUMBER:

A-2023-0415

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) Haider Sahi

Address 8201 Churchville Road, Brampton, Ontario, L6Y 0H2

Phone #

Fax #

Email haider.sahimb@gmail.com

2. Name of Agent Paul DaCunha Architect Inc.

Address 431 Armadale Avenue, Toronto, Ontario, M6S 3X7

Phone # 416 234 9324

Fax #

Email paul@pauldacunhaarchitect.com

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

Relief for proposed 2.796m side yard setback from West property line from minimum required side-yard is 7.5 for a new rear yard addition.

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

Smaller than common lot area and size for the 'A' (agricultural) zoning designation.

5. Legal Description of the subject land:

Lot Number 2

Plan Number/Concession Number 3

Municipal Address 8201 Churchville Road

6. Dimension of subject land (in metric units)

Frontage 30.48m

Depth 49.52m (East) / 69.83m (West)

Area 1,817.652 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.)

Single Family Dwelling: 303.629 sq.m. ground floor, 401.035 sq.m. gfa, 2 storeys, 21.839m width x 22.150m length x 9.145m height.
Garage: 8.141m width x 8.125m length x 4.445m height.

PROPOSED BUILDINGS/STRUCTURES on the subject land:

Single Family Dwelling: 346.251 sq.m. ground floor, 683.979 sq.m. gfa, 2 storeys, 23.686m width x 22.150m length x 9.835m height.
Garage: Existing.

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	11.328m
Rear yard setback	16.180m
Side yard setback	3.962m
Side yard setback	4.318m

PROPOSED

Front yard setback	11.328m (existing)
Rear yard setback	16.180m (existing)
Side yard setback	3.962m (existing)
Side yard setback	2.795m

10. Date of Acquisition of subject land: _____

11. Existing uses of subject property: Signal Family Dwelling - Residential

12. Proposed uses of subject property: Signal Family Dwelling - Residential

13. Existing uses of abutting properties: Signal Family Dwelling - Residential

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

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

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 _____

Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Brampton
THIS 14TH DAY OF NOVEMBER, 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, Pawel Dancus, OF THE City OF Toronto

IN THE Toronto OF Toronto 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 De Peel OF Region

THIS 19th DAY OF December, 2023

Signature of Applicant or Authorized Agent

Clara Vani
A Commissioner etc.,
Province of Ontario,
for the Corporation of the
City of Brampton
FOR OFFICE USE ONLY
Expires September 20, 2026

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.

JOHN C. CABRAL

Zoning Officer

2023-12-04

Date

DATE RECEIVED

Date Application Deemed
Complete by the Municipality

Revised 2022/02/17

PERMISSION TO ENTER

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

LOCATION OF THE SUBJECT LAND: _____

I/We, Haider Salu _____
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 06 day of November, 2023

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

Haider Salu _____
(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

APPOINTMENT AND AUTHORIZATION OF AGENT

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

LOCATION OF THE SUBJECT LAND: _____

I/We, Haider Sahi _____
please print/type the full name of the owner(s)

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

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 06 day of November, 2023

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

Haider Sahi _____
(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.

The seal of the Ontario Association of Architects is a circular emblem. It features a central five-pointed star. Around the star, the words "ONTARIO ASSOCIATION OF ARCHITECTS" are inscribed in a circular path. Below the star, the name "PAUL JORGE DUCHINHA" is written, followed by "LICENCE" and the number "5644".[illegible]



ALL DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND THEY ARE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT FROM THE ARCHITECT.

CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS BEFORE COMMENCING WORK AND TO REPORT ANY DISCREPANCY TO THE ARCHITECT.

DO NOT SCALE DRAWINGS.

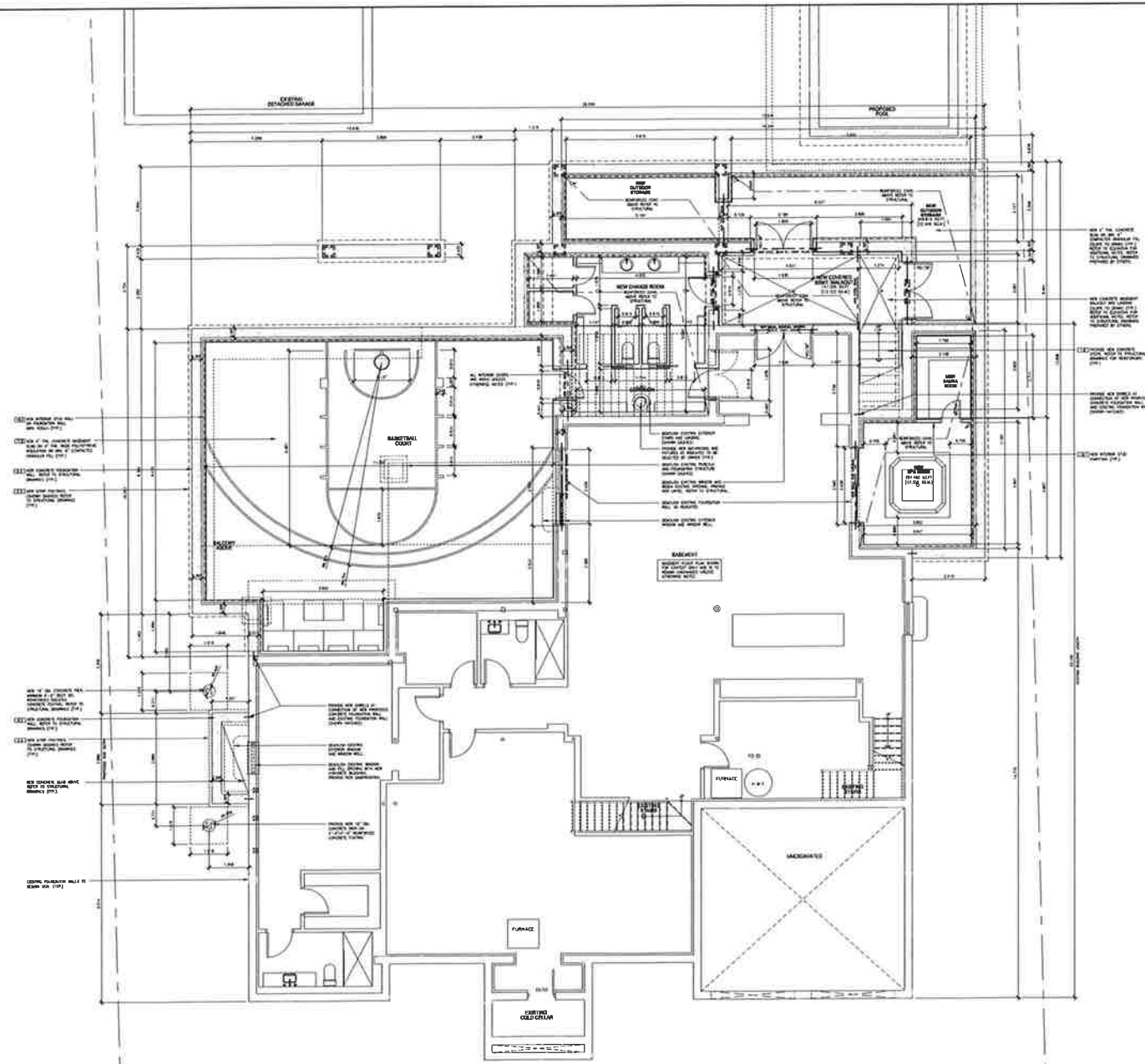
ALL CONSTRUCTION TO BE ACCORDING TO BEST COMMON PRACTICE AND CONFORM TO ALL APPLICABLE CODES AND REGULATIONS.



DRAWING
**BASEMENT FLOOR
PLAN**

DRAWN N.M.	PROJECT NO. 23010
PLOTTED DATE NOV 10, 2023	(drawing title) A01 OF
SCALE NTS	
CHECKED D.D.	

BASEMENT FLOOR PLAN



RENOVATIONS
AT:
1001 CHARLEVILLE ROAD
DARTMOUTH, ONTARIO





NO.	REVISIONS	DATE



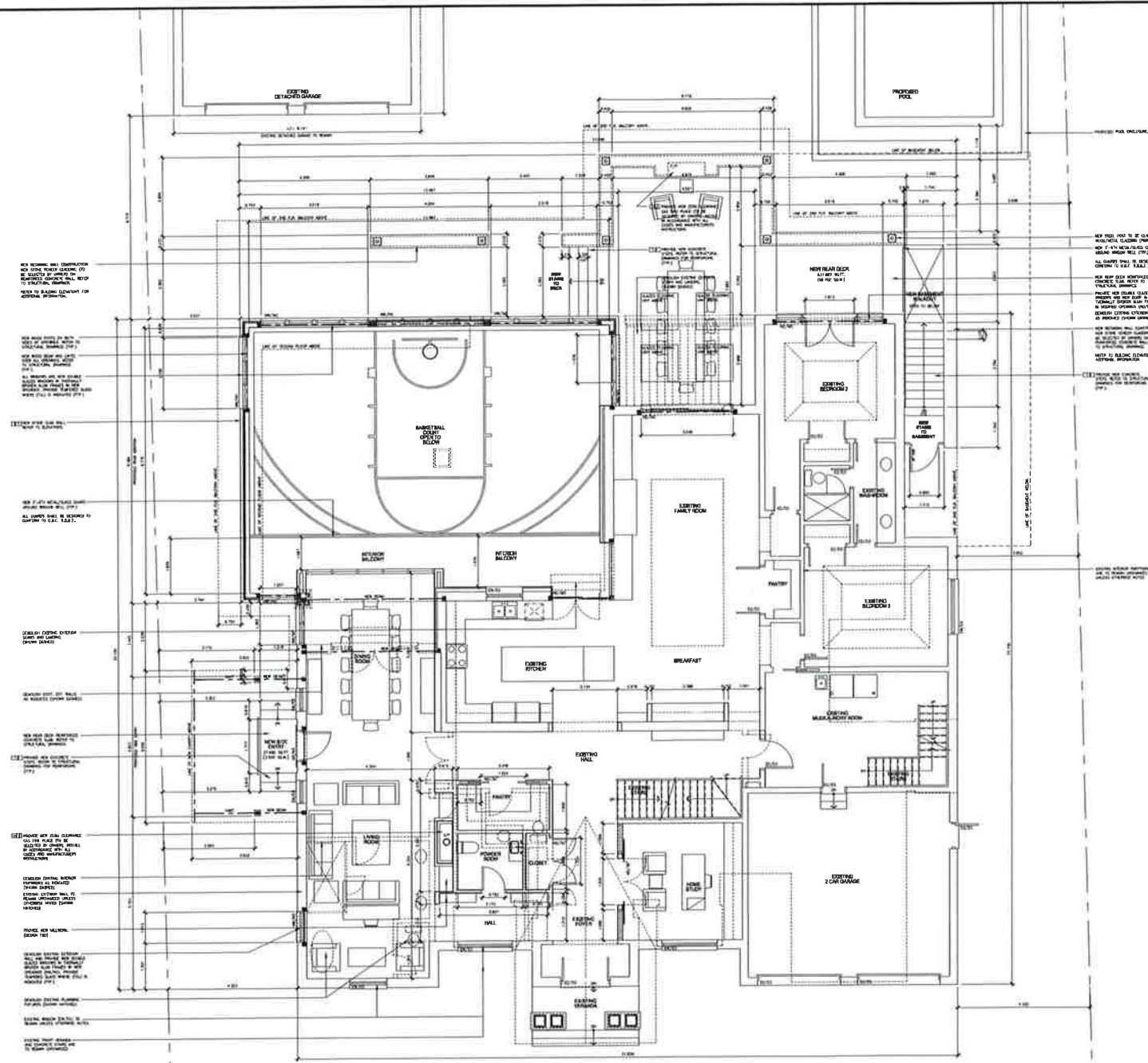
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TO	DATE

GENERAL NOTES
ALL DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND THEY ARE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT FROM THE ARCHITECT.
CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS BEFORE COMMENCING WORK AND TO REPORT ANY DISCREPANCIES TO THE ARCHITECT.
DO NOT SCALE DRAWINGS
ALL CONSTRUCTION TO BE ACCORDING TO BEST CONSTRUCTION PRACTICE AND CONFORM TO THE ONTARIO BUILDING CODE.

PROJECT
RENOVATIONS
AT:
8201
CHURCHVILLE ROAD
BRAMPTON, ONTARIO

PAUL DACUNHA
ARCHITECT INC
101 Silverhill Drive
Toronto, Ontario, M8B 3H4
p 416 234 9324 f 416 234 9326
paul.dacunha@sympatico.ca

DRAWING	
GROUND FLOOR PLAN	
DRAWN N.M.	PROJECT NO 23010
PLOTTED DATE NOV 10, 2023	DRAWING NO
SCALE NTS	A02
CHECKED P.D.	OF



GROUND FLOOR PLAN
SCALE: NTS



STRUCTURAL DRAWINGS MUST BE READ IN
CONJUNCTION WITH STATUTORY DRAWINGS
STRUCTURAL DRAWINGS SHOWING FOR STRUCTURE
AND DIMENSIONS MUST BE REPORTED TO
MUNICIPAL ENGINEER TO COMPLY WITH CODE

[illegible]

RENOVATIONS
AT:
3301
CHARLEVILLE ROAD
BRAMPTON, ONTARIO



PAUL DACUNHA
ARCHITECT INC.
101 St-Hubert Drive
Toronto, Ontario M6B 3P5
Tel: 416 234 3304 / 416 234 8111
paul.dacunha@sympatico.ca

GROUND FLOOR PLAN	
DATE	01/01/2011
PROJECT NAME	001/001
SCALE	1:100
PROJECT NO.	A02



NO.	REVISIONS	DATE



CITY ISSUED FOR CERA	NOV 18 23
TO	ISSUED
	DATE

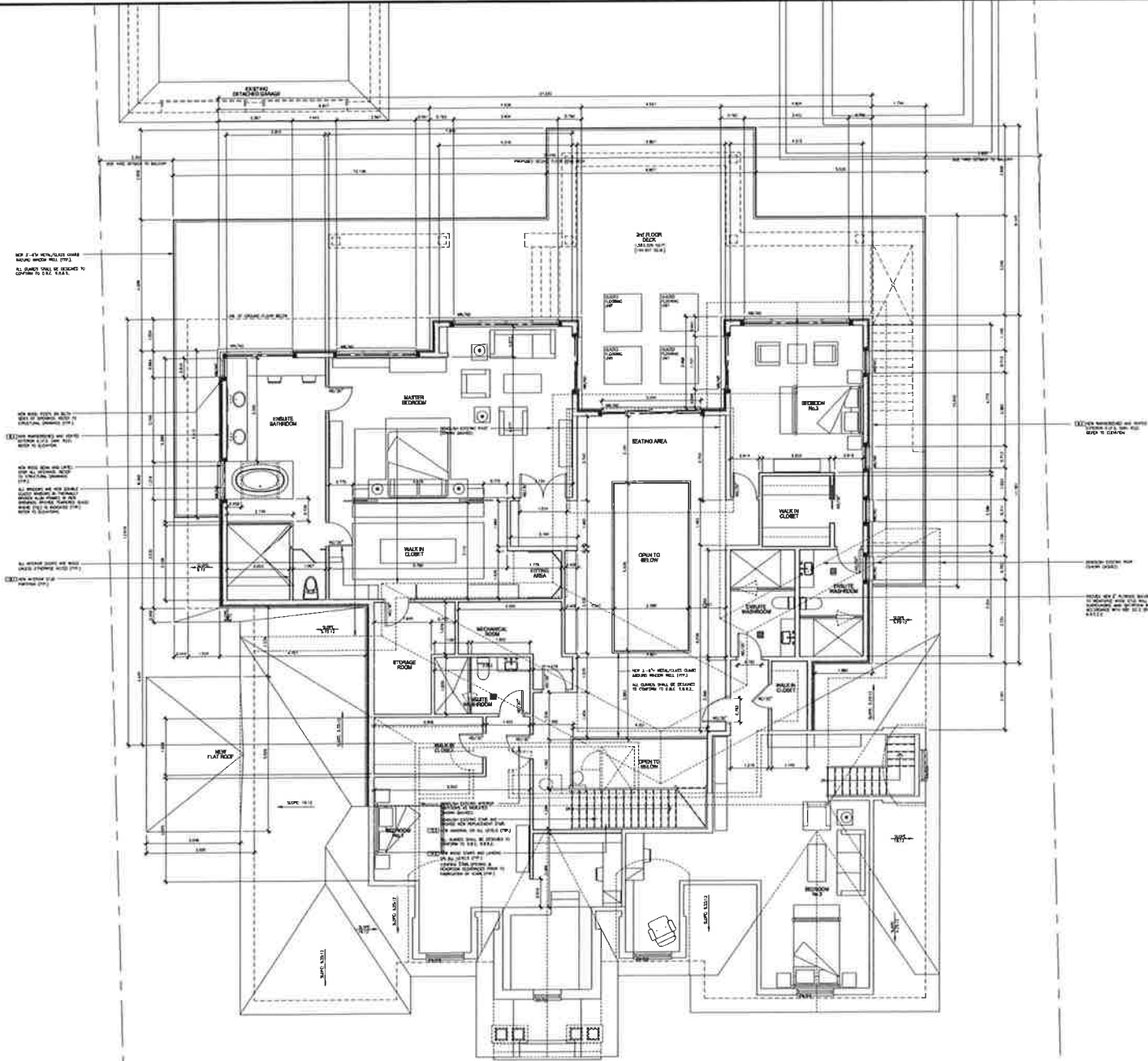
GENERAL NOTES
ALL DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND THEY ARE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT FROM THE ARCHITECT.
CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS BEFORE COMMENCING WORK AND TO REPORT ANY DISCREPANCIES TO THE ARCHITECT.
SEE THE SCALE DRAWINGS.
ALL CONSTRUCTION TO BE ACCORDING TO THE LATEST CANADIAN PRACTICE AND CONFORM TO THE ONTARIO BUILDING CODE.

PROJECT:
RENOVATIONS
AT:
**8201 CHURCHVILLE ROAD
BRAMPTON, ONTARIO**

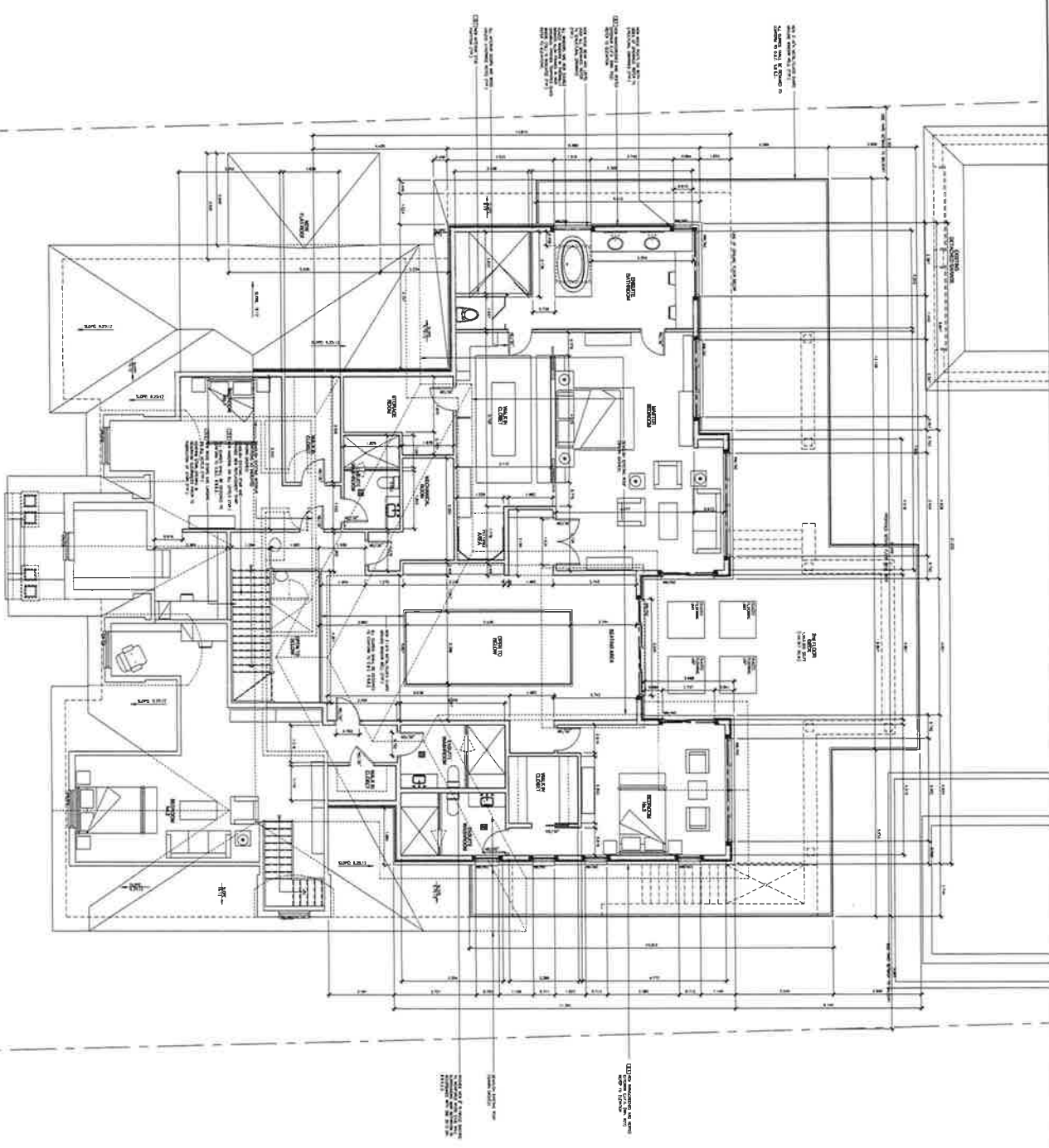
**PAUL DACUNHA
ARCHITECT INC**
101 Silverhill Drive
Toronto, Ontario, M9B 3W4
P: 416 234 9324 F: 416 234 9326
paul.dacunha@sympatico.ca

DRAWING:
SECOND FLOOR PLAN

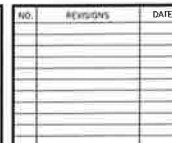
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PLOTTED DATE NOV 10, 2023	DRAWING NO
SCALE N.T.S.	A03
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SECOND FLOOR PLAN
SCALE: NTS







TO THE ONTARIO BUILDING CODE

8201
CHURCHVILLE ROAD
BRAMPTON, ONTARIO



DRAWN N.M.	PROJECT NO. 23010
PLOTTED DATE NOV 10, 2023	DRAWING NO. A05
SCALE NTS	
CHECKED	OF

SOUTH (FRONT) ELEVATION



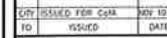
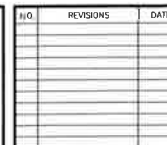
SOUTH (FRONT) ELEVATION
SCALE 1/8" = 1'-0"

PROJECT NO. 100-1000
DATE: 10/10/10
BY: [Signature]
CHECKED BY: [Signature]
APPROVED BY: [Signature]

RENOVATIONS
AT:
800 CHURCHVILLE ROAD
BRAMPTON, ONTARIO

PAUL D'ACUNHA
ARCHITECT INC.
100 Dundas Street East
Toronto, Ontario M5G 1C5
416-593-1000
paul.dacunha@pauldacunha.com

SOUTH (FRONT)
ELEVATION
DATE: 10/10/10
BY: [Signature]
CHECKED BY: [Signature]
APPROVED BY: [Signature]
A05.1



PROJECT

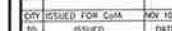
RENOVATIONS

AT:

8201
CHURCHVILLE ROAD
BRAMPTON, ONTARIO



DRAWN N.M.	PROJECT NO 23010
PLOTTED DATE NOV 10, 2023	DRAWING NO A06
SCALE NTS	
CHECKED	OK



PROJECT
RENOVATIONS
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CHURCHVILLE ROAD
BRAMPTON, ONTARIO

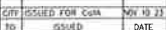
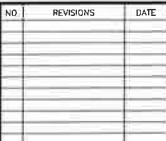


 **NORTH**
SCALE: NTS



PAUL DAGUNH
ARCHITECT INC.
101 Stewart Drive
Torrance, CA 90503
(310) 552-8888
paul.dagunh@dagunh.com

NORTH ELEVATION	
DATE	PROJECT NO.
BY	DATE
REVISIONS	REVISIONS
1. 11-1-80	1. 11-1-80
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98. 11-1-80	98. 11-1-80



GENERAL NOTES

ALL DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND THEY ARE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT FROM THE ARCHITECT

CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS BEFORE COMMENCING WORK AND TO REPORT ANY DISCREPANCIES TO THE ARCHITECT


DO NOT SCALE DRAWINGS

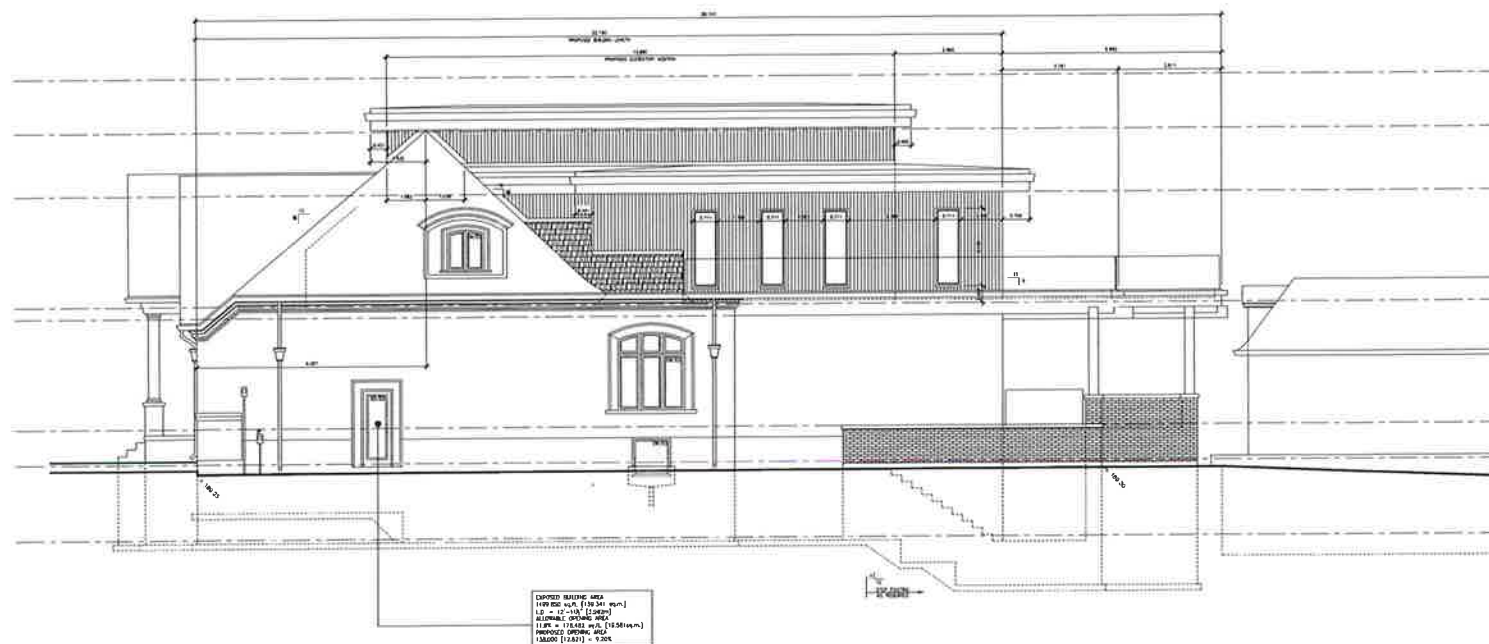
ALL CONSTRUCTION TO BE ACCORDING TO BEST COMMON PRACTICE AND CONFORM TO THE ONTARIO BUILDING CODE

RENOVATIONS
AT:
8201
CHURCHVILLE ROAD
BRAMPTON, ONTARIO



DRAWING EAST (SIDE) ELEVATION	
DRAWN N.M.	PROJECT NO 23010
PLOTTED DATE NOV 10, 2023	DRAWING NO A08
SCALE N.T.S.	OF
CHECKED P.D.	

 EAST (SIDE) ELEVATION
SCALE: NTS



REVISIONS

NO.	DATE	DESCRIPTION
1	2023-01-10	ISSUED FOR PERMIT

RENOVATIONS
AT:
1001
CHURCHVILLE ROAD
SPRINGFIELD, ONTARIO

PAUL DACUNHA
ARCHITECT INC.
100 Churchville Road
Springfield, Ontario K0L 1A0
Tel: 613-833-1111
Fax: 613-833-1112
www.pauldacunha.com

DATE: 2023-01-10
EAST (SIDE) ELEVATION
DRAWN BY: P.D.
CHECKED BY: P.D.
SCALE: 1/8" = 1'-0"
PROJECT NO.: A08.1

SURVEYOR'S REAL PROPERTY REPORT - PART 1:
PLAN OF
Part of THE WEST HALF OF LOT 2
CONCESSION 3, W.H.S.
GEOGRAPHIC TOWNSHIP OF CHINGUACOUSY
CITY of BRAMPTON
REGIONAL MUNICIPALITY OF PEEL
SCALE 1 : 300
YOUNG & YOUNG SURVEYING
(ETOBICOKE 2006) INC.
© COPYRIGHT 2015

TRAVELLED ROAD KNOWN AS CHURCHVILLE ROAD
P.I.N. 14086-0086

HONOUR OAK CRESCENT

4.78 (T124541)
2 Storey
Brick Dwelling

22.29

20.63

20.57

20.43

20.48

1½ Storey
Brick Dwelling
No. 8209

13.12 (T124540)

13.79 (T124540)

2

LOT

W.H.S.

PART 3
P.I.N. 14086-0084

BLOCK 71
REGISTERED
PLAN 43M-1889

Metal Garage

69.83 (PLAN)

11.36

11.37

9.4

9.4

11.26

11.40

0.10

0.10

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1

LOT

W.H.S.

PART 1
P.I.N. 14086-0085

CANADIAN PACIFIC RAILWAYS
P.I.N. 14086-0088

1½ Storey
Stone &
Brick Dwelling
No. 8191

P.I.N. 14086-0104

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
1961260

THIS PLAN IS NOT VALID
UNLESS IT IS AN EMBOSSED
ORIGINAL COPY
ISSUED BY THE SURVEYOR
in accordance with
Regulation 1024, Section 24(3).

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:

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

2. THE SURVEY WAS COMPLETED ON THE 24TH DAY OF
NOVEMBER, 2015.

DECEMBER 11, 2015

DATE

CHENG BURECHEN
ON TARIO LAND SURVEYOR

LEGEND

■ DENOTES SURVEY MONUMENT SET
■ DENOTES SURVEY MONUMENT FOUND
RP REGISTERED PLAN
N.S.E.W. NORTH, SOUTH, EAST, WEST
W. WEST
PL PLAN 43M-3889
SSSB SHORT STANDARD IRON BAR
IB IRON BAR
P.I.N. PROPERTY IDENTIFIER NUMBER
OVERHEAD WIRES
UP UTILITY POLE
BF BOARD FENCE
F.F.E. FINISHED FLOOR ELEVATION
T.Q.W. TOP OF WALL ELEVATION

LEGEND (Cont...)

OU DENOTES DESIGN UNKNOWN
RPE RAY-PENTEX & EDWARD
SURVEYING LIMITED, O.L.S.
PLAN BY McLEAN, McLEACH &
BASSIN, O.L.S. DATED MARCH 24, 1978.
W.H.S. WEST OF MURONTARIO STREET
NOTES BY YOUNG & YOUNG SURVEYING
(ETOBICOKE 2006) INC., O.L.S.
DATED NOVEMBER 24, 2015.

ELEVATION NOTE

ELEVATIONS ARE GEODETIC AND ARE REFERRED TO THE
CITY OF BRAMPTON BENCHMARK NO. 294 HAVING A
PUBLISHED ELEVATION OF 182.71 METRES.

BEARING NOTE

BEARINGS ARE ASTROMOMIC AND ARE REFERRED TO THE
EAST LIMIT OF CHURCHVILLE ROAD, HAVING A BEARING OF
N50°02'10"W ACCORDING TO PLAN 43M-3889.

NOTE

THIS PLAN WAS REVISED ON NOVEMBER 17, 2016

THIS PLAN WAS PREPARED FOR DIA SHRED AND LARRY SHRED

PART 2 - SURVEY REPORT

1) PLEASE NOTE LOCATION OF FENCES AND OVERHEAD WIRES
2) REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY: NONE
3) THIS PLAN DOES NOT CERTIFY COMPLIANCE WITH ZONING
BY-LAWS

Young & Young Surveying

[ETOBICOKE 2006] INC.
310 North Queen St., Suite 102, Toronto ON M5C 5K4
Tel: (416) 621-2676 - Fax: (416) 621-3360
E-MAIL: info@youngandyoung.ca

SHANNON/AL OEDER/RT/C&S PROJECT 15-T9071

Zoning Non-compliance Checklist

File No.
A-2023-0415

Applicant: Haider Sahi
Address: 8201 Churchville Road, Brampton, Ontario, L6Y 0H2
Zoning: A
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 2-storey building addition with an interior side yard setback of 2.79m.	Whereas the by-law requires a minimum interior side yard setback of 7.5m.	46.1.2(b)
BUILDING HEIGHT			
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

2023-12-04

Date