

FILE NUMBER: A-2023-0394

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) SAMPURAN KHEHRA, DAVINDER KHEHRA
Address 52 KINGKNOLL DR

Phone # 647-987-5607 Fax #
Email DKHEHRA03@GMAIL.COM

2. Name of Agent BHASKAR JOSHI
Address 7 ARCHWAY TRAIL, BRAMPTON, L6P4E3, ON

Phone # 416-835-6620 Fax #
Email INFO@#OUTOFTHEBOXENG.COM

3. Nature and extent of relief applied for (variances requested):
Allow below grade entrance on the right side yard.

4. Why is it not possible to comply with the provisions of the by-law?
exterior stairways constructed below the established grade shall be permitted in a required interior side yard, provided that a continuous side yard width of not less than 1.2 metres is provided on the opposite side of the dwelling and a minimum setback of 0.3 metres to the below grade stairway is maintained. However, there is a fireplace on the left side yard and that obstruct the clear pathway of 1.2m by making it 1.05m.

5. Legal Description of the subject land:
Lot Number 243
Plan Number/Concession Number PLAN M338
Municipal Address 52 KINGKNOLL DR

6. Dimension of subject land (in metric units)
Frontage 8.98
Depth 3.56
Area 70.7

7. Access to the subject land is by:
Provincial Highway ☐ Seasonal Road ☐
Municipal Road Maintained All Year ☒ Other Public Road ☐
Private Right-of-Way ☐ 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.)

FIRST FLOOR- 69.2SQM
SECOND FLOOR-64.2 SQM

PROPOSED BUILDINGS/STRUCTURES on the subject land:

NO NEW STRUCTURE ARE BEING 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 7.48

Rear yard setback 11.75

Side yard setback 1.55

Side yard setback 1.28

PROPOSED

Front yard setback 7.48

Rear yard setback 11.75

Side yard setback 1.55

Side yard setback 1.28

10. Date of Acquisition of subject land: 2009

11. Existing uses of subject property: RESIDENTIAL

12. Proposed uses of subject property: RESIDENTIAL

13. Existing uses of abutting properties: RESIDENTIAL

14. Date of construction of all buildings & structures on subject land: 2000

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

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 _____

Davinder Kaur
Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Brampton
THIS 12th 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, Davinder K. Khehra, 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 12th DAY OF
December, 2023

Davinder Kaur
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

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.

Zoning Officer

Date

DATE RECEIVED

Date Application Deemed
Complete by the Municipality

December 13, 2023
Clara

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
coa@brampton.ca

LOCATION OF THE SUBJECT LAND: 52 KINGKNOLL DR

I/We, **SAMPURAN KHEHRA, DAVINDER KHEHRA**

please print/type the full name of the owner(s)

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

BHASKAR JOSHI/ AAKASH JOSHI(OUT OF THE BOX ENG)

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 24TH day of OCT, 2023.

sampuran khehra

davinder khehra

(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
coa@brampton.ca

LOCATION OF THE SUBJECT LAND: 52 KINGKNOLL DR

I/We, SAMPURAN KHEHRA, DAVINDER KHEHRA
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 24TH day of OCT, 2023.

sampuran khehra davinder khehra
(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.)

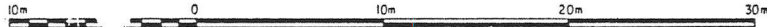
NOTE: If the owner is a firm or corporation, the corporate seal shall be affixed hereto.

NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION

BUILDING LOCATION SURVEY OF
LOTS 242, 243, 244 AND 245, PLAN 43M-652
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL



SCALE 1

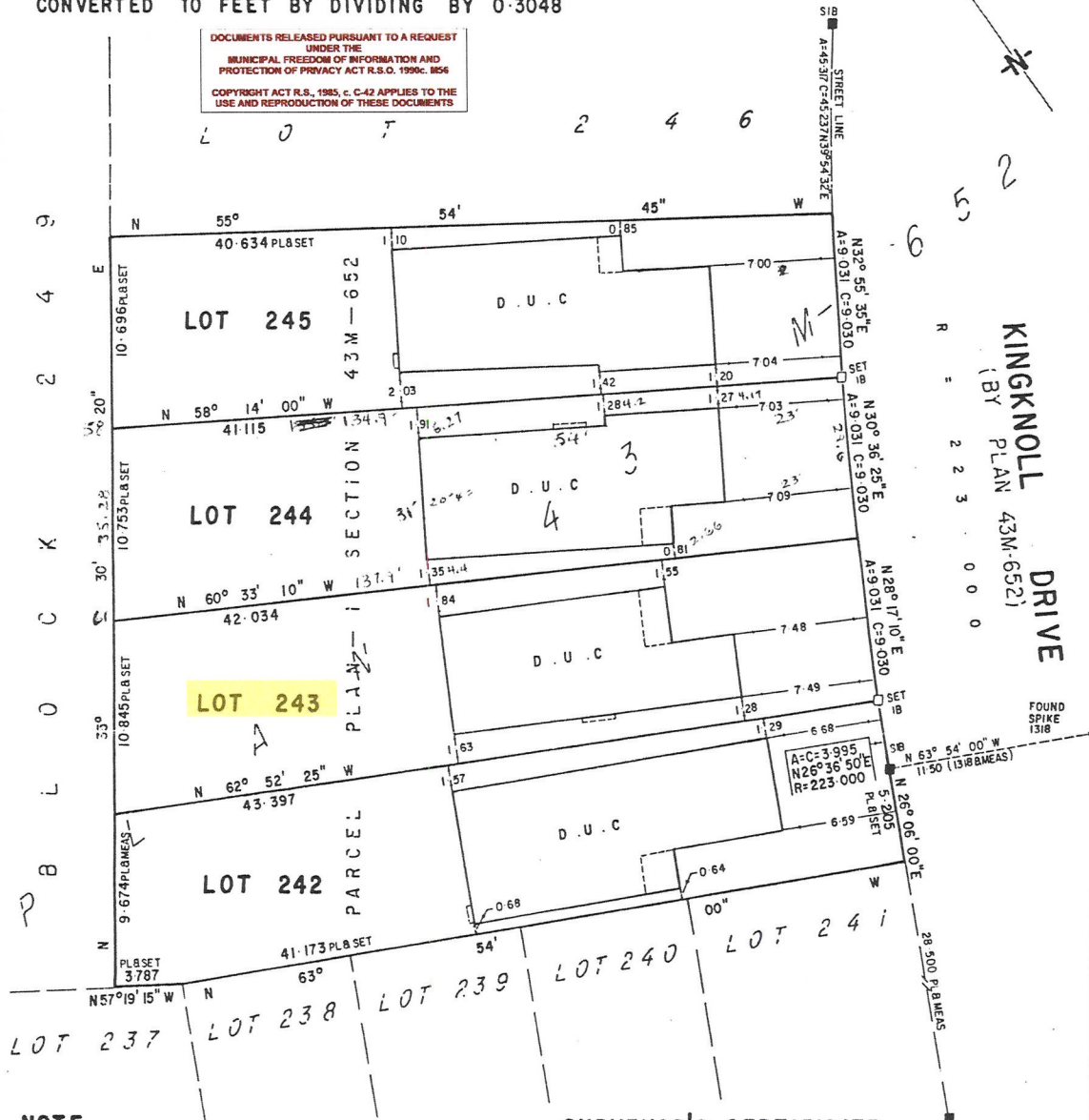


JOSEPH RADY-PENTEK LTD., O.L.S. 1986.

METRIC

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

DOCUMENTS RELEASED PURSUANT TO A REQUEST
UNDER THE
MUNICIPAL FREEDOM OF INFORMATION AND
PROTECTION OF PRIVACY ACT R.S.O. 1990c. 1854
COPYRIGHT ACT R.S., 1985, c. C-42 APPLIES TO THE
USE AND REPRODUCTION OF THESE DOCUMENTS



NOTE

D.U.C. DENOTES DWELLING UNDER CONSTRUCTION
SIB DENOTES STANDARD IRON BAR
IB DENOTES IRON BAR
■ DENOTES MONUMENT FOUND
PL DENOTES PLAN 43M-652
ALL FOUND MONUMENTS BY SCHAEFFER & REINTHALER LTD., O.L.S.
UNLESS OTHERWISE NOTED
(1318) DENOTES JOSEPH RADY-PENTEK LTD., O.L.S.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
THE FIELD SURVEY REPRESENTED ON THIS PLAN WAS
COMPLETED ON THE 14TH DAY OF AUGUST, 1986.

DATE SEPTEMBER 11, 1986.

G. K. Jenkins
G. K. JENKINS.

ONTARIO LAND SURVEYOR

ARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE
TH WESTERLY LIMIT OF KINGKNOLL DRIVE AS SHOWN ON PLAN 43M-652
VING A BEARING OF N 26° 06' 00" E

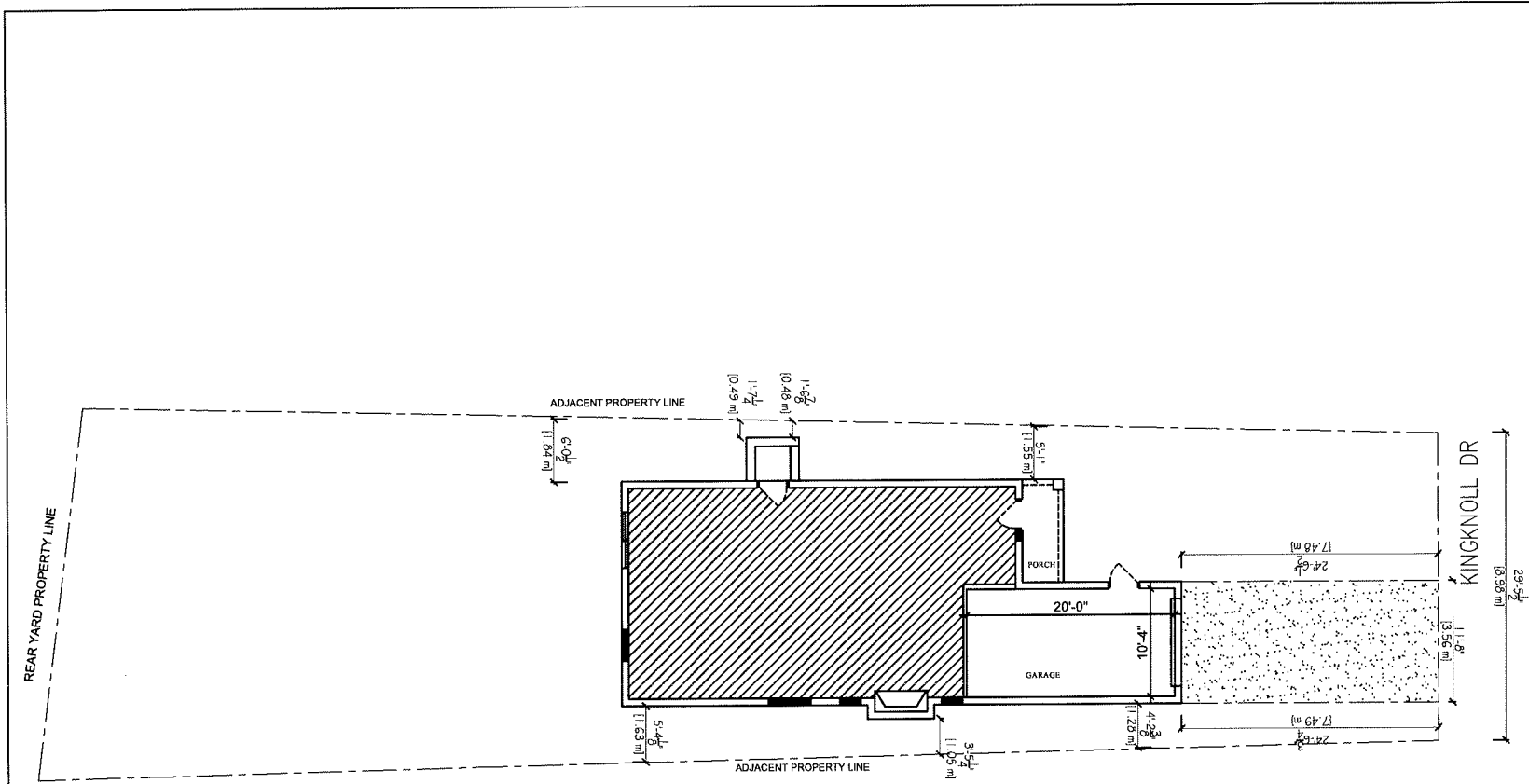
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JOSEPH RADY-PENTEK LTD.

ONTARIO LAND SURVEYORS
678 SHEPPARD AVE., W. DOWNSVIEW ONT.
635-5886


DRAWN: M-D CHECKED: G.K.J. JOB No. 85-90




GENERAL NOTES:
-ALL EXISTING SITE CONDITIONS & ALL DIMENSIONS ON DRAWINGS SHALL BE CHECKED AND VERIFIED ON SITE BY CONSTRUCTION. ANY VARIANCES OR DISCREPANCIES MUST BE REPORTED TO THE DESIGNER/ENGINEER PRIOR TO COMMENCEMENT OF THE WORK.
-ALL THE WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH THE LATEST VERSION OF CANADIAN BUILDING CODE.
-ALL FIRE SAFETY SYSTEMS TO BE ACTIVE DURING AND AFTER CONSTRUCTION.
-IF EXISTING CONSTRUCTION IS DAMAGED DURING THE WORK, CONSTRUCTION TO MAKE GOOD TO MATCH EXISTING.
-DO NOT SCALE THE DRAWINGS.
-THE DESIGN AND CONSTRUCTION DOCUMENTS ARE THE COPYRIGHT OF THE DESIGNER AND MAY NOT BE REPRODUCED, REUSED OR ALTERED WITHOUT THE WRITTEN PERMISSION OF THE DESIGNER.

No	Date	Revisions

24 OCT 2023



LICENSED PROFESSIONAL ENGINEER
B. V. JOSHI
100130684
PROVINCE OF ONTARIO



N

ADDRESS:-
52 KINGKNOLL DR
BRAMPTON, ON, L6Y3G5
PLAN M652 LOT 243

DRAWN BY: MH	DATE:
CHECKED BY: BU	SCALE: 3/32" = 1'

DRAWING TITLE & NO.:
SITE PLAN **A-1**

OUT OF THE BOX ENGINEERING INC.
7 ARCHWAY TRAIL
BRAMPTON, ON.
L6P 4E3
bhaskar@outoftheboxeng.com
416-835-6620

Zoning Non-compliance Checklist

File No.
A-2023-0394

Applicant: SAMPURAN KHEHRA, DAVINDER KHEHRA
Address: 52 Kingknoll Dr, Brampton, ON L6Y 3G6
Zoning: R1D-2592
By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BELOW GRADE ENTRANCE	To permit a proposed exterior stairway leading to a below grade entrance in a required side yard	Whereas the by-law does not permit exterior stairways constructed below established grade in the required interior side yard.	10.23.1
SETBACKS	To permit a continuous side yard width of not less than 1.05m on the opposite side of the dwelling.	Whereas the by-law requires 0.3m to an exterior stairway leading to a below grade entrance in the interior side yard provided that a continuous side yard width of no less than 1.2m (3.94 ft.) is provided on the opposite side of the dwelling.	10.23.2
BUILDING HEIGHT			
LOT COVERAGE			
DRIVEWAY			
FENCE HEIGHT			
ACCESSORY STRUCTURE HEIGHT			
ACCESSORY STRUCTURE SETBACK			
DRIVEWAY WIDTH			

John C. Cabral

Reviewed by Zoning

2023-12-07

Date