

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-2024-0004
Property Address: 25 New Forest Terrace
Legal Description: Plan 43M2121 Lot 1, Ward 10
Agent: Kaushik Suthar
Owner(s): Satnam Khangura
Other applications: nil
under the *Planning Act*

Meeting Date and Time: Tuesday, February 20, 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 proposed interior garage width of 54% of the dwelling unit width, whereas the by-law permits a maximum interior garage of 50% of the dwelling unit width on lots having a lot width greater than 14 metres.

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, along with authorization to post your correspondence on the agenda and must be received no later than **4:00 pm on Thursday, February 15, 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, February 15, 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.

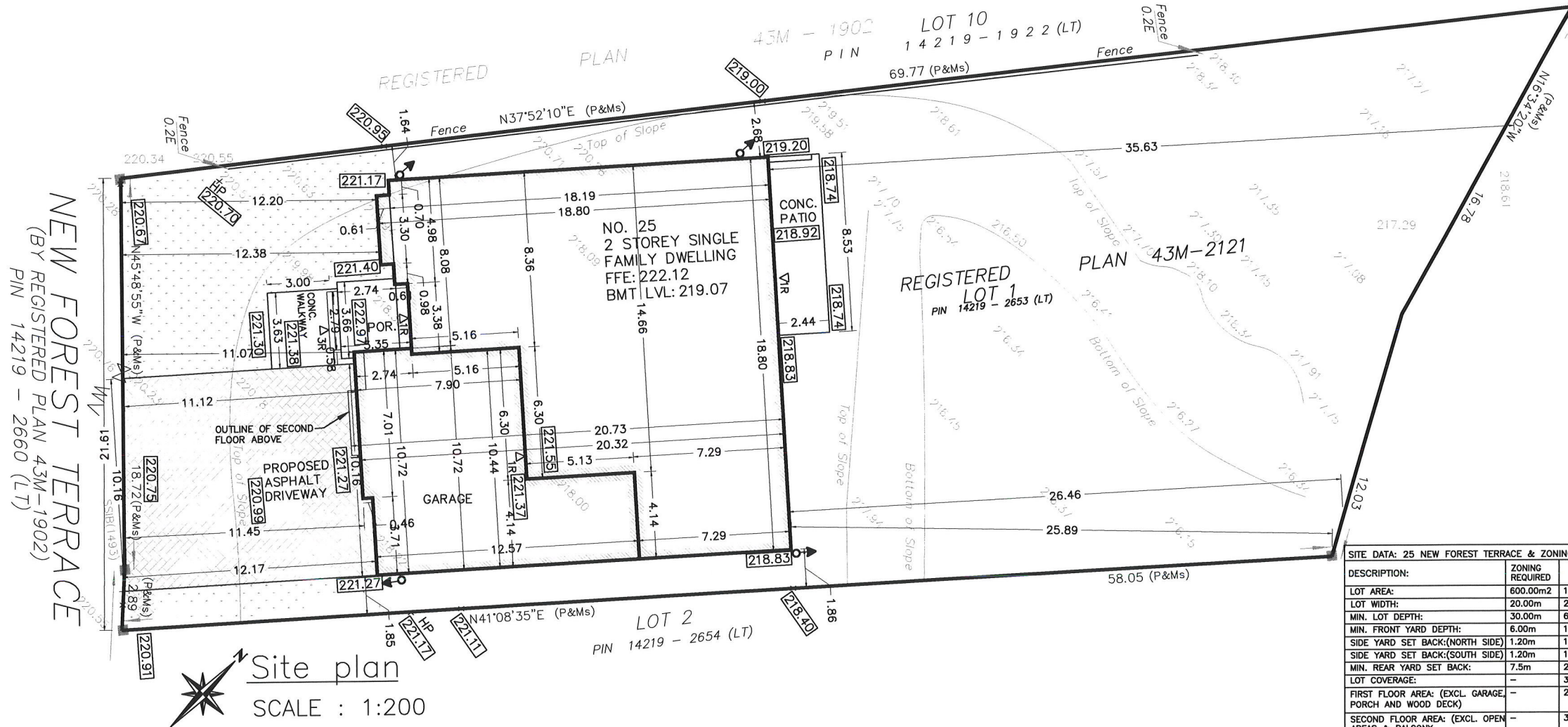
Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. This notice is to be posted by the owner of any land that contains seven or more residential units in a location that is visible to all of the residents.

Dated this 7th 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

FEB 06 2024

CITY CLERK'S OFFICE



SITE DATA: 25 NEW FOREST TERRACE & ZONING: R1E-20-2909			
DESCRIPTION:	ZONING REQUIRED	PROPOSED	REMARKS
LOT AREA:	600.00m ²	1478.24m ²	
LOT WIDTH:	20.00m	21.61m	
MIN. LOT DEPTH:	30.00m	69.77m	
MIN. FRONT YARD DEPTH:	6.00m	11.07m	
SIDE YARD SET BACK:(NORTH SIDE)	1.20m	1.64m	
SIDE YARD SET BACK:(SOUTH SIDE)	1.20m	1.85m	
MIN. REAR YARD SET BACK:	7.5m	25.89m	
LOT COVERAGE:	—	374.59m ² (25.34%)	
FIRST FLOOR AREA: (EXCL. GARAGE, PORCH AND WOOD DECK)	—	260.45m ²	
SECOND FLOOR AREA: (EXCL. OPEN AREAS & BALCONY)	—	352.11m ²	
TOTAL GROSS FLOOR AREA:	—	612.55m ²	
MAX. HEIGHT: —TO MID POINT	10.6m	10.57m	
MAX. GARAGE WIDTH	9.40m	10.72m	COA REQD.
MAX. DRIVEWAY WIDTH:	10.16m	10.16m	
GARAGE AREA:		102.82m ²	
PORCH AREA:		11.33m ²	
WOOD DECK AREA:		20.82m ²	
BALCONY AREA:		20.82m ²	
OPEN AREA:		11.58m	

THESE DESIGNS AND DRAWINGS ARE THE COPYRIGHTED PROPERTY OF DESIGNER AND MAY NOT BE REPRODUCED EXCEPT WITH SPECIFIC WRITTEN CONSENT OF THE DESIGNER. THE CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS OF THE JOB AND BE RESPONSIBLE FOR SAME REPORTING ANY DISCREPANCIES TO THE DESIGNER BEFORE COMMENCING WORK.
DRAWINGS NOT TO BE SCALED

PROJECT NAME: PROPOSED SINGLE FAMILY DWELLING 25 NEW FOREST TERRACE, BRAMPTON, ON		4.			DRAWN BY:		PRINT DATE:	
SHEET TITLE: SITE PLAN		3.			FLORA		SHEET No.: A1	
		2.			DATE:			
		1.	ISSUED FOR MINOR VARINACES	02/06/24	FEB/06/2024	SCALE:		
		NO.	DESCRIPTION	DATE	PROJECT No.:			
		REVISIONS			PNUM			