

Flower City



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after application is deemed complete)

FILE NUMBER: A-2024-0107

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)** Maninder Preet Singh Maninder Preet Singh (M.S.)
Address 29 Baccarat Cres Brampton, L7A 1K7
Phone # (647) 868-3210 **Fax #** _____
Email maninder_rubal@yahoo.com

2. **Name of Agent** Arcom Design Inc
Address 30 Quailvalley Drive Brampton, L6R 0N4
Phone # 847-444-5991 **Fax #** _____
Email arcomdesign54@gmail.com

3. **Nature and extent of relief applied for (variances requested):**
Allow Below Grade Entrance in the side yard of the subject Property

4. **Why is it not possible to comply with the provisions of the by-law?**
The backyard is fully constructed with deck structure.
There is adequate space in side yard for the construction of below grade entrance

5. **Legal Description of the subject land:**
Lot Number LOT 54
Plan Number/Concession Number PLAN M1247
Municipal Address 29 Baccarat Cres Brampton, L7A 1K7

6. **Dimension of subject land (in metric units)**
Frontage 14m
Depth 32m
Area 448m²

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.)

2 storey single family dwelling
Gross floor area of house 2250 sqf

PROPOSED BUILDINGS/STRUCTURES on the subject land:

Below grade entrance in the side yard

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 6.57m
Rear yard setback 7.70m
Side yard setback 1.25m
Side yard setback 3.2m

PROPOSED

Front yard setback 6.57
Rear yard setback 7.70
Side yard setback 1.25m
Side yard setback 2.8m (side where below grade entrance is proposed)

10. Date of Acquisition of subject land: _____
11. Existing uses of subject property: Single Family Residential
12. Proposed uses of subject property: Single Family Residential
13. Existing uses of abutting properties: Residential
14. Date of construction of all buildings & structures on subject land: 2005
15. Length of time the existing uses of the subject property have been continued: 18 years

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 _____

M. Singh
Signature of Applicant(s) or Authorized Agent

DATED AT THE City _____ OF Brampton
THIS 5th DAY OF April, 2024 (2024)

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, Maninder preet Singh 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 5th DAY OF
April, 2024
[Signature]
A Commissioner etc.

M. Singh
Signature of Applicant or Authorized Agent
Gagandeep Jaswal
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-686
This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.
Connor Cowan _____ 2023-12-22 _____
Zoning Officer Date

DATE RECEIVED April 5, 2024
Date Application Deemed Complete by the Municipality VL

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: 29 Baccarat Cres Brampton, L7A 1K7

I/We, Maninder Preet Singh
please print/type the full name of the owner(s)

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

Sandeep Malhotra of Arcom Design Inc.
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 20 day of December, 2023.

M.P. Singh
(signature of the owner(s), or where the owner is a firm or corporation, the signature of an officer of the owner.)

Maninder Preet Singh
(where the owner is a firm or corporation, please print/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: 29 Baccarat Cres Brampton, L7A 1K7

I/We, Maninder Preet Singh
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 20 day of December, 20²³.

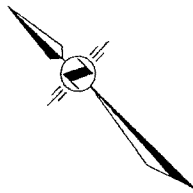
M.P. Singh
(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

Maninder Preet Singh
(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

SURVEYOR'S REAL PROPERTY REPORT
 PART 1) PLAN OF
LOTS 54, 56, 57 AND 58
REGISTERED PLAN 43M-1247
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL
 SCALE 1:400
 5m 10m 15m 25meters
 P. SALNA CO. LTD., O.L.S.

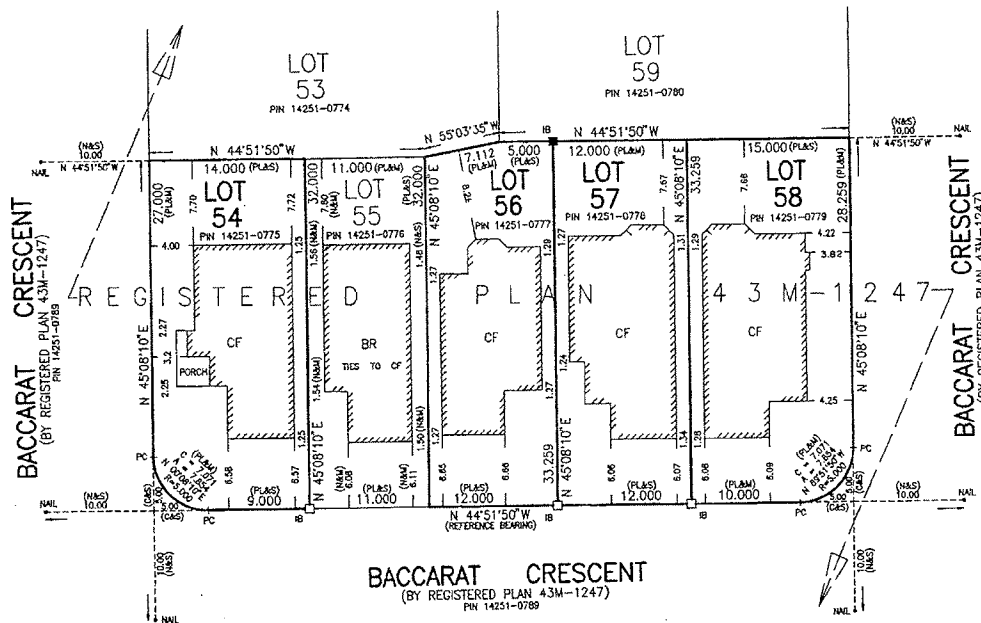


METRIC
 DISTANCES SHOWN ON THIS
 PLAN ARE IN METRES AND
 CAN BE CONVERTED TO
 FEET BY DIVIDING BY 0.3048

**ASSOCIATION OF ONTARIO
 LAND SURVEYORS**
 PLAN SUBMISSION FORM
 1197458



THIS PLAN IS NOT VALID
 UNLESS IT IS AN EMBOSSED
 ORIGINAL COPY
 ISSUED BY THE SURVEYOR
 in accordance with
 Regulation 1026, Section 28(3).



NOTE:
 ALL FOUND MONUMENTS ARE BY
 W. LEITCH LTD., O.L.S.
 UNLESS OTHERWISE SHOWN

THIS REPORT WAS PREPARED FOR
 NEWFORD DEV. INC.
 AND THE UNDERSIGNED ACCEPTS NO
 RESPONSIBILITY FOR USE BY
 OTHER PARTIES

PART 2) SURVEY REPORT
 REGISTERED EASEMENTS AND/OR RIGHT OF WAYS:
 NO EASEMENTS OR RIGHT OF WAYS ARE REGISTERED.
 COMPLIANCE WITH MUNICIPAL ZONING BY-LAWS:
 THIS PLAN DOES NOT CERTIFY COMPLIANCE WITH ZONING
 BY-LAWS.

LEGEND	
□	DENOTES SURVEY MONUMENT PLANTED
■	DENOTES SURVEY MONUMENT FOUND
▬	DENOTES STANDARD IRON BAR
IB	DENOTES IRON BAR
W*	DENOTES WITNESS
OU	DENOTES ORIGIN UNKNOWN
CC	DENOTES CUT CROSS
S	DENOTES SET
M	DENOTES MEASURED
N	DENOTES NOTES BY P.SALNA CO.LTD., O.L.S.
PC	DENOTES POINT OF CURVATURE
PRC	DENOTES POINT OF REVERSE CURVATURE
CF	DENOTES CONCRETE FOUNDATION WALLS
TWE	DENOTES TOP OF WALL ELEVATION
GSE	DENOTES GARAGE SILL ELEVATION
PL	DENOTES REGISTERED PLAN 43M-1247
BR	DENOTES 2 STOREY BRICK DWELLING
*	DENOTES FOUND TEMPORARY WITNESS MONUMENTS BY P.SALNA CO.LTD., O.L.S.
C	DENOTES CALCULATED

NO PERSON MAY COPY, REPRODUCE, DISTRIBUTE OR ALTER THIS
 PLAN IN WHOLE OR IN PART WITHOUT THE WRITTEN PERMISSION
 OF P.SALNA O.L.S.

NOTES
 BEARINGS ARE ASTRONOMIC AND ARE
 DERIVED FROM THE NORTH EASTERLY
 LIMIT OF BACCARAT CRESCENT
 AS SHOWN ON REGISTERED PLAN 43M-1247
 HAVING A BEARING OF N 44°51'50" W

SURVEYOR'S CERTIFICATE
 I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON THE 23rd DAY OF OCTOBER 1998.

OCTOBER 27, 1998
 DATE

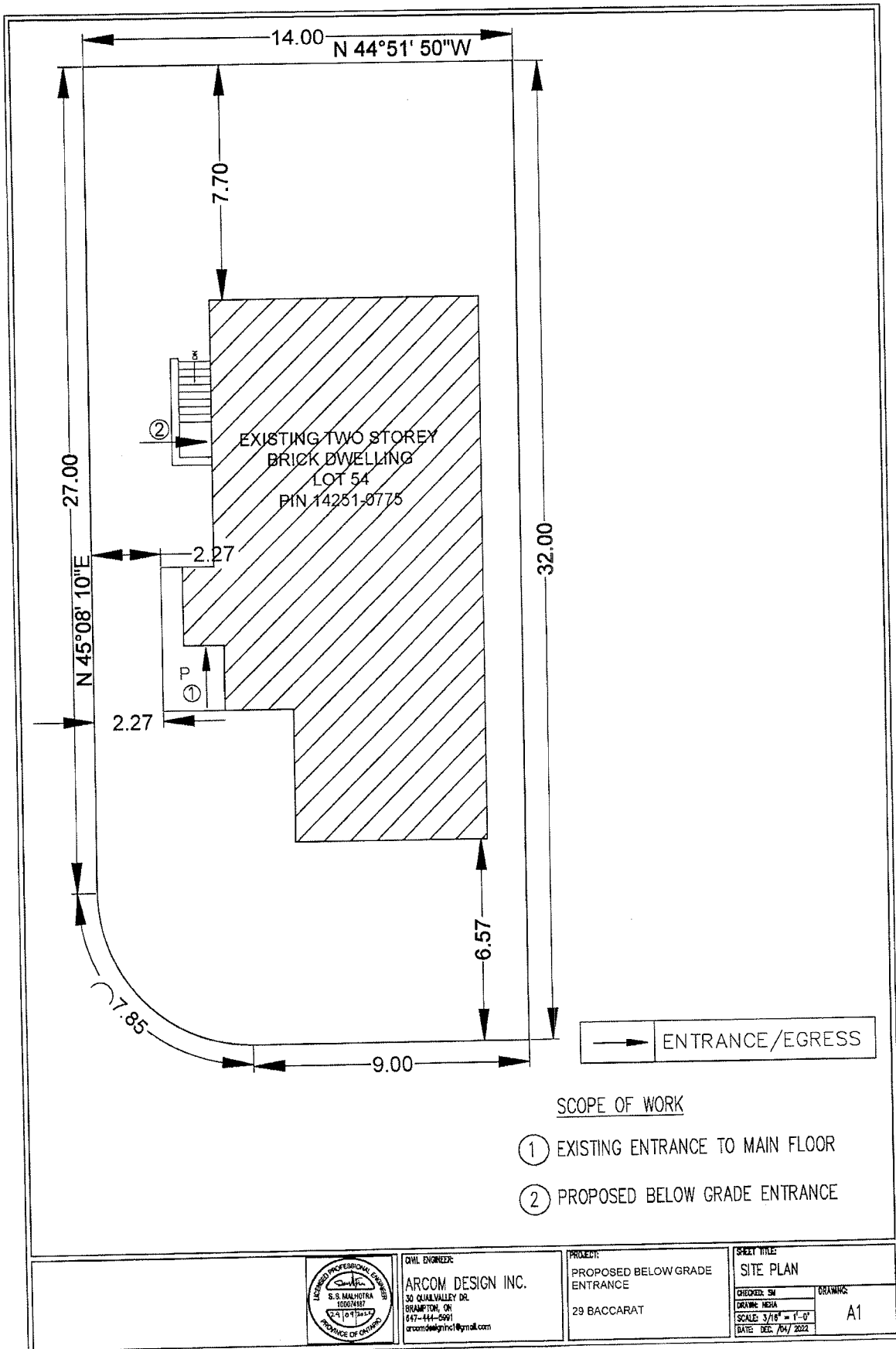
Fuzail A. Siddiqi
 FUZAIL A. SIDDIQI
 ONTARIO LAND SURVEYOR

P.SALNA COMPANY LTD.
ONTARIO LAND SURVEYORS

10225 YONGE STREET
 RICHMOND HILL, ONTARIO L4C 3B2
 PHONE(905) 884-3988 FAX:(905)737-7516

DRAWN BY: NATHAN
 CHECKED BY: SRI

CAD FILE: 1247 C
 FILE: 97-71



Zoning Non-compliance Checklist

File No.
A-2024-0107

Applicant: Maninder Preet Singh

Address: 29 Baccarat Cres

Zoning: R1C-686

By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT / SIDE / REAR	To permit a building a below grade entrance with an exterior side yard setback of 2.8m	whereas the by-law requires a minimum exterior side yard setback of 3.0m	13.1.2(f)
BUILDING SIZE			
BUILDING HEIGHT			
COVERAGE			
BELOW GRADE ENTRANCE	To permit a proposed exterior stairway leading to a below grade entrance located between the main wall of the dwelling and the flankage lot line	whereas the by-law does not permit a stairway constructed below established grade to be located between the main wall of a dwelling and the flankage lot line.	10.23.1
ACCESSORY STRUCTURE SETBACKS			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH			
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
TWO-UNIT DWELLING			
SCHEDULE "C"			
OTHER – DECK			

Connor Cowan

Reviewed by Zoning

2023-12-22

Date