



FILE NUMBER: A-2024-0166

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. Questions about the collection of personal information should be directed to the Freedom of Information and Privacy Coordinator, 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)** Abhinav Ashu LAGHATE GITANJALI Mk
Address 46 Newbridge cres, Brampton, ON L6S 4B3

Phone # 647-409-0598 **Fax #** _____
Email neogene_concepis@yahoo.com

2. **Name of Agent** Manjinder Kaur
Address 15845 River Dr, Georgetown, ON L7G 4S7

Phone # 289-962-4003 **Fax #** _____
Email ar.manjinderkaur@gmail.com

3. **Nature and extent of relief applied for (variances requested):**
 A. To propose and exterior door in the required interior yard setback.
B. Proposed Interior side yard setback is (0.90 m) and the required is 1.21m
 C. To permit a (0.90 m) wide pedestrian path of travel leading to the principal entrance of a additional residential unit,
 whereas the by-law requires an unobstructed pedestrian path of travel having a minimum width of 1.2m leading to the principal entrance of an additional residential unit".

4. **Why is it not possible to comply with the provisions of the by-law?**
 The owner of the property wants to build a second dwelling unit to manage his mortgage. However to provide
 a second dwelling unit the owner wants to build an above grade side door. He does not want to use his back yard as it is the only space that they have for children play area. He only has option of providing side door from the left side of the house. The required interior side setback after the below grade entrance is 1.21m whereas the proposed setback is (0.90m)We would like to ask for minor variance.

5. **Legal Description of the subject land:**
Lot Number LOT 67
Plan Number/Concession Number M338
Municipal Address 46 NEWBRIDGE CRES, BRAMPTON, ON, L6S4B3

6. **Dimension of subject land (in metric units)**
Frontage 9.17
Depth 38.37
Area 95.0 sq.m

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:

Ground Floor Area: 95.0 sq.m
Gross Floor Area: 200 sq.m
No. of Levels: 2
Width: 11.81M
Length: 15.95M

PROPOSED BUILDINGS/STRUCTURES on the subject land:

Ground Floor Area: 95.0 sq.m
Gross Floor Area: 200 sq.m
No. of Levels: 2
Width: 11.81M
Length: 15.95M

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 6.47
Rear yard setback 12.12
Side yard setback 0.92
Side yard setback 0.90

PROPOSED

Front yard setback 6.47
Rear yard setback 12.12
Side yard setback 0.92
Side yard setback 0.90

10. Date of Acquisition of subject land: JAN 2024

11. Existing uses of subject property: Residential - Single dwelling Unit

12. Proposed uses of subject property: Residential - Two dwelling Unit

13. Existing uses of abutting properties: Residential

14. Date of construction of all buildings & structures on subject land: JUN 2023

15. Length of time the existing uses of the subject property have been continued: 2 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 _____

Manjinder

Signature of Applicant(s) or Authorized Agent

DATED AT THE city _____ OF Georgetown _____

THIS 09 DAY OF April, 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, Manjinder Kaur, OF THE Town OF Halton Hills

IN THE City OF Halton 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 14 DAY OF

May, 2024.

Manjinder

Signature of Applicant or Authorized Agent

Clara Vani
A Commissioner etc.

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: R2A(2)-187 and MATURE NEIGHBOURHOOD

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

AMANDA DICKIE
Zoning Officer

APRIL 23.24
Date

DATE RECEIVED

May 14, 2024
Clara

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: 46 NEWBRIDGE CRES, BRAMPTON

I/We, Abhinav Ashu

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

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

Manjinder Kaur

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 9 day of April, 2024.



(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.

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: 46 Newbridge crescent

I/We, Abhinav Ashu

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 09 day of April, 2024.



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

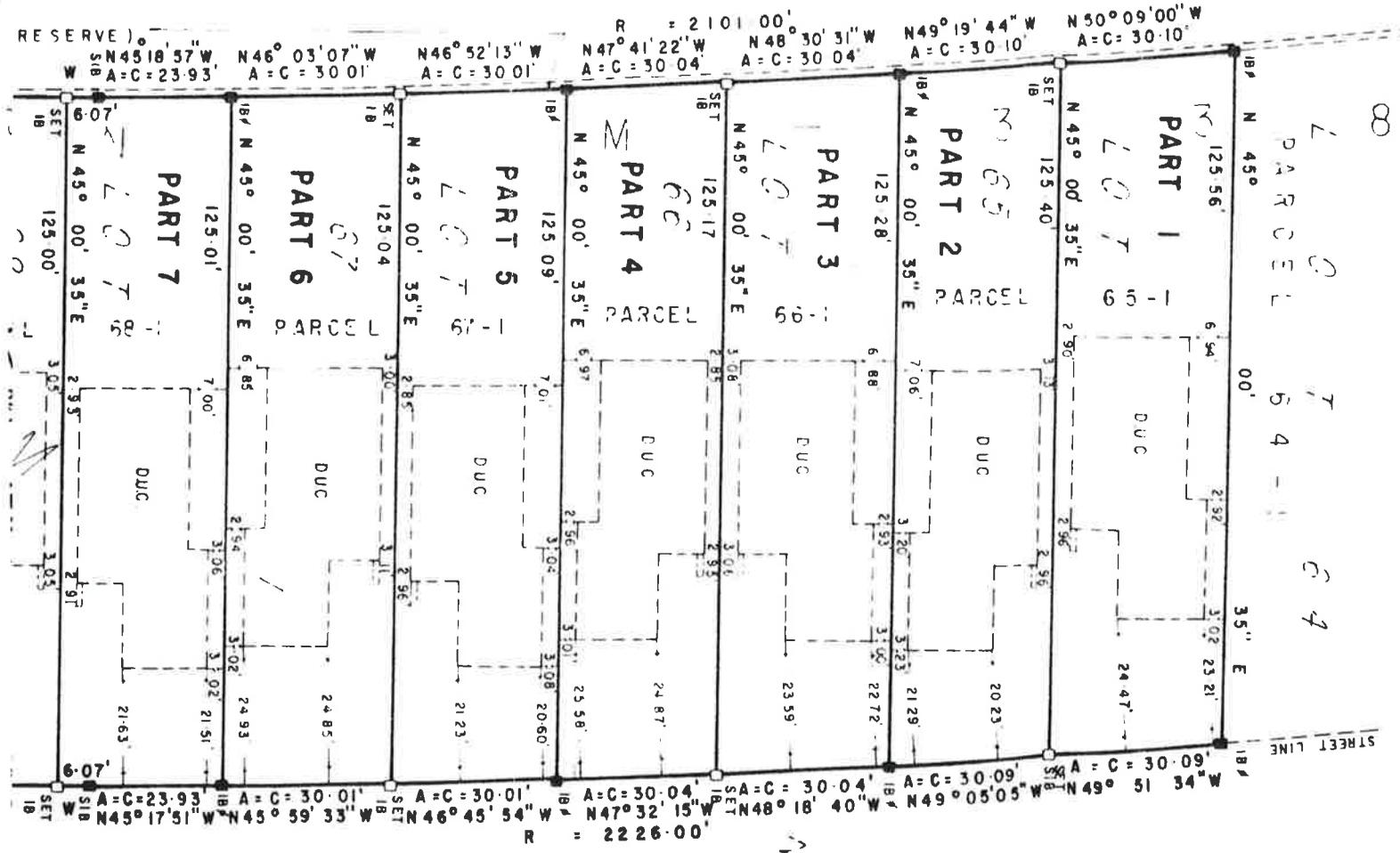
(where the owner is a firm or corporation, please print or type the full name of the person signing.)

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

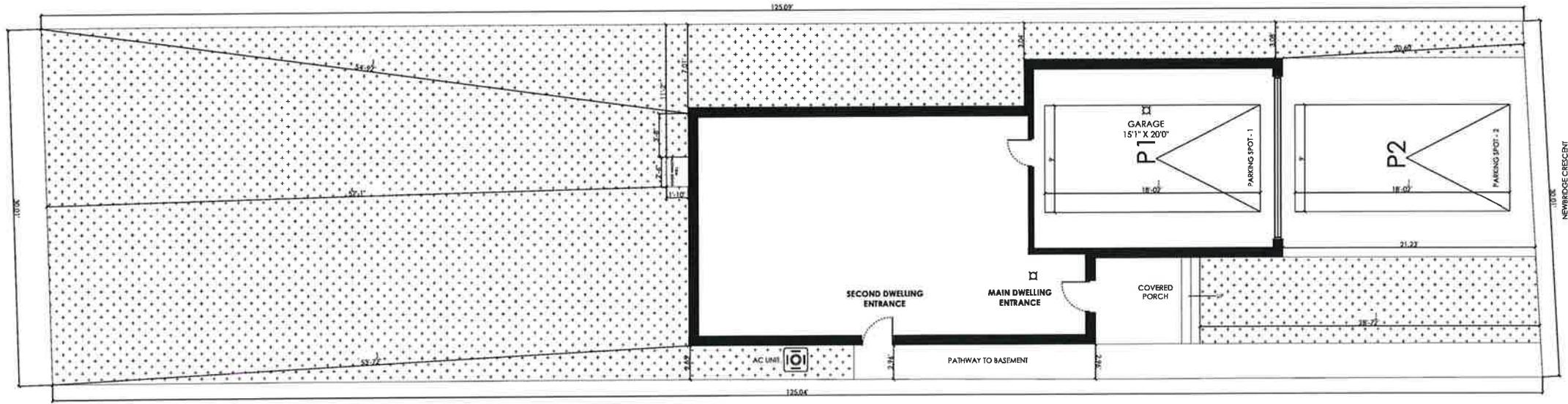
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P A R K
 M - 3 3 8)
 D R I V E



J RADY - PENTER 01 1982

C R E S C E N T



SITE PLAN
SCALE (1:100)

DCC DESIGNERS INC.
15845 RIVER DRIVE RD,
GEORGETOWN, ON L7G 4S7
289-962-4003, 647-285-2597, 289-889-2697

PROPOSED SECOND DWELLING
46 NEWBRIDGE CRES, BRAMPTON

NAME:
MANJINDER KAUR
SIGNATURE:
Manjinder
BCIN:
125147

THE UNDERSIGNED HAS REVIEWED AND TAKES THE RESPONSIBILITY FOR THE DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.
QUALIFICATION REQUIREMENT
REQUIRED UNLESS DESIGN IS EXEMPT UNDER 3.2.5.1 OF DIVISION "C" OF O.B.C

DRAWN BY: MK
CLIENT REVIEW:
REVISION:
ISSUED FOR PERMIT:

SITE PLAN
NOV 2023
SCALE (1:100)

A1

Zoning Non-compliance Checklist

File No.

A-2024-0166

Applicant: Abhinav Ashu

Address: 46 Newbridge

Zoning: R2A(2)-187 and MATURE NEIGHBOURHOOD

By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT / SIDE / REAR			
BUILDING SIZE			
BUILDING HEIGHT			
GFA			
PATH OF TRAVEL	To permit a 0.88m wide pedestrian path of travel leading to the principal entrance of a additional residential unit	whereas the by-law requires an unobstructed pedestrian path of travel having a minimum width of 1.2m leading to the principal entrance of an additional residential unit.	10.16
ABOVE GRADE ENTRANCE	To permit an above grade entrance in a side yard having a minimum width of 0.88m extending from the front wall of the dwelling up to the door	whereas the by-law permits an above grade entrance when the side yard within which the door is located has a minimum width of 1.2m (3.94 ft.) extending from the front wall of the dwelling up to and including the door;.	10.24
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH			
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
PARKING			
SCHEDULE "C"			

Reviewed by Zoning

April 23, 2024
Date