

May 31, 2024

Committee of Adjustments
City of Brampton
2 Wellington Street West
Brampton, Ontario L6Y 4R2

Attention: Committee of Adjustments

e-mail: coa@brampton.ca
phone: 905-874-2117

**RE: PARKING MEMO FOR MINOR VARIANCE APPLICATION A-2024-0183,
9535 MISSISSAUGA ROAD, BRAMPTON**

The property is currently being developed as a Petro Canada Gas Station with A&W Restaurant and Car wash, Tim Horton's, and 2-Storey Commercial Plaza. The overall parking requirement for the Commercial Plaza is 1 parking @ 23 sq, equaling 102 parking. The total parking provided is 96 resulting in a shortfall of 6 parking stalls.

This variance is minor in nature as we are only decreasing the parking requirement by 6 stalls, which only represents an approximate 6% decrease in overall parking.

The 2-Storey Office / Commercial Retail Building is currently proposing the following uses:

- Baskin Robbins Ice Cream Shop;
- Doctors Office;
- Pharmacy,
- Juice Shop;
- Optical Store;
- Laser Clinic;
- Lawyers Office;
- Accounting Office.

Based on the uses above we can ascertain the following:

1. The traffic for the Office uses will mostly be by appointment only through out the day during regular business hours, therefore there will not be peak times and demand on traffic.
2. The traffic for the Ice Cream Shop, Juice Shop and other Restaurants will have high and low periods. The high periods will be mostly after business hours and on weekends when the office uses are mostly closed.

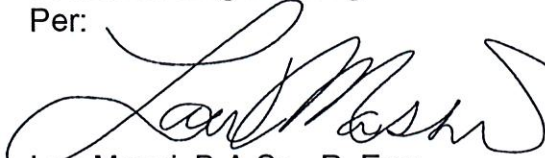
In general, the Retail uses have a quicker turnover of customers therefore they do not park for long periods of time.

We look forward to your review and please do not hesitate to contact us if you require further or wish to clarify anything contained in this application.

Yours very truly,

Bramcon Engineering Limited

Per:



Lou Massi, B.A.Sc., P. Eng.
President