

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-2024-0180
Property Address: 76A Main Street South
Legal Description: Plan BR21, Part Lot 3, RP 43R39288 Part 3, Ward 3
Agent: Marc DeNardis
Owner(s): 2511215 Ontario Inc.
Other applications: nil
under the *Planning Act*

Meeting Date and Time: Tuesday, June 18, 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 driveway width of 2.40 metres, whereas the by-law requires a minimum 3 metre driveway width;
2. To permit a driveway width of 15.25 metres, whereas the by-law permits a maximum driveway width of 7.32 metres;
3. To permit 0.30 metres of permeable landscaping abutting the side lot line, whereas the by-law requires a minimum 0.6 metres of permeable landscaping abutting the side lot line;
4. To permit a detached garage with a gross floor area of 86 square metres, whereas the by-law permits a maximum gross floor area of 48 square metres; and
5. To permit a detached garage height of 4.5 metres, whereas the by-law permits a maximum detached garage height of 3.5 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, June 13, 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, June 13, 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 6th day of June 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

PLAN OF SURVEY OF
PART OF LOT 3
REGISTERED PLAN BR21
 AND
PART OF LOT 4
CONCESSION 1 EAST OF HURONTARIO STREET
 (GEOGRAPHIC TOWNSHIP OF CHINGUACOSTY, COUNTY OF PEEI)
CITY OF BRAMPTON
 REGIONAL MUNICIPALITY OF PEEI
 SCALE 1 : 200



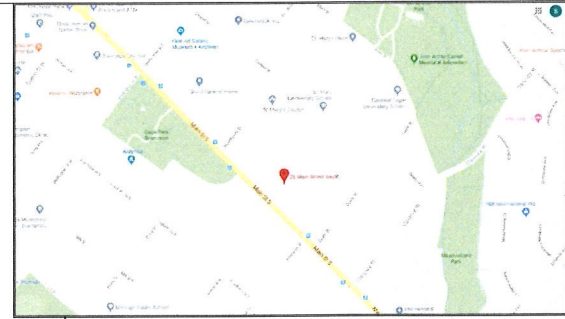
LEGEND

	DENOTES SURVEY MONUMENT FOUND
	WITNESS MONUMENT PLANTED
	STANDARD IRON BAR
	SHORT STANDARD IRON BAR
	IRON BAR
	CUT CROSS
	NORTH, SOUTH, EAST, WEST
	ORIGIN UNKNOWN
	D. McLEAN, O.L.S.
	BRAMPTON HYDRO
	PLAN 43R-33425
	PLAN 43R-15353
	PLAN OF SURVEY BY DEATH, McLEAN & McLAUGHRY, O.L.S.
	DATED MARCH 9, 1965, INST. NO. V529723
	METAL LIGHT STANDARD
	CONCRETE
	REMOVE TREE

BEARING NOTE
 BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE EASTERLY LIMIT OF MAIN STREET AS SHOWN ON PLAN 43R-15353 HAVING A BEARING OF N49°29'00"E.

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

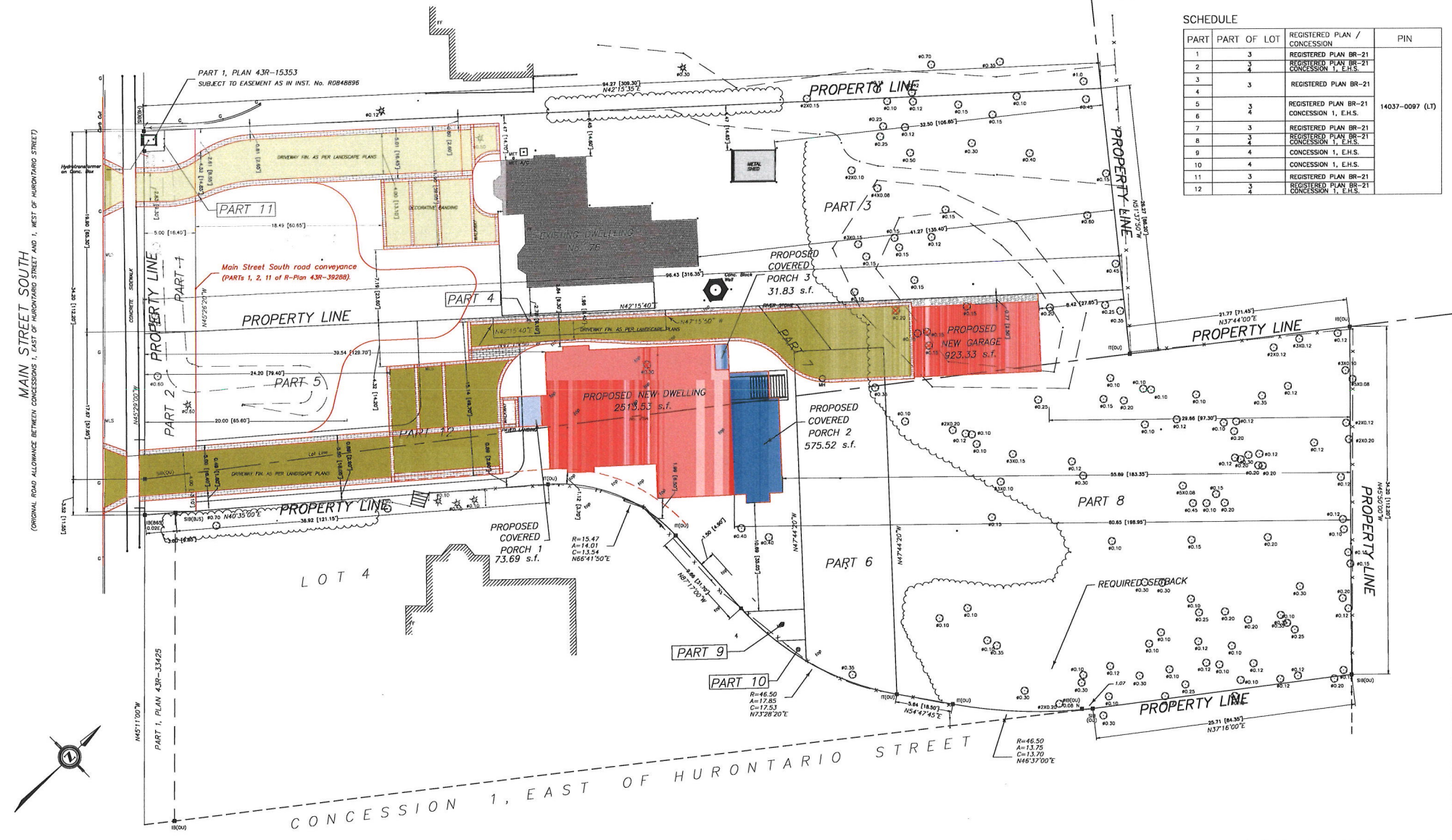
- MATURE NEIGHBOURHOOD SITE PLAN DRAWING NOTES**
- ALL WORKING DRAWINGS SUBMITTED TO THE BUILDING DIVISION AS PART OF A BUILDING PERMIT APPLICATION SHALL BE IN CONFORMITY WITH THE APPROVED SITE PLAN DRAWINGS AS APPROVED BY THE DEVELOPMENT SERVICES DIVISION.
 - THE OWNER IS RESPONSIBLE FOR ENSURING THAT TREE PROTECTION HOARDING, PLACED AT THE DRIP LINE OF THE TREES, IS MAINTAINED THROUGHOUT ALL PHASES OF DEMOLITION AND CONSTRUCTION IN THE LOCATION AND CONDITION AS APPROVED BY THE PLANNING AND BUILDING DIVISION. NO MATERIALS (I.E. BUILDING MATERIALS, SOIL, CONSTRUCTION VEHICLES, EQUIPMENT, ETC.) MAY BE STOCKPILED WITHIN THE AREA OF HOARDING.
 - ALL UTILITY COMPANIES WILL BE NOTIFIED FOR LOCATES PRIOR TO THE INSTALLATION OF THE HOARDING THAT LIES WITHIN THE LIMITS OF THE CURB BOULEVARD AREA.
 - SHOULD THE INSTALLATION OF BELOW GROUND SERVICES REQUIRE HOARDING TO BE REMOVED, OPEN SPACE STAFF (AT: OPENSOURCE@BRAMPTON.CA) ARE TO BE CONTACTED PRIOR TO THE COMMENCEMENT OF SUCH WORK. SHOULD AN ALTERNATIVE SERVICE ROUTE NOT BE POSSIBLE, STAFF WILL INSPECT AND DOCUMENT THE CONDITION OF THE VEGETATION AND SERVING INSTALLATION IN ORDER TO MINIMIZE DAMAGE TO THE VEGETATION.
 - THE OWNER (OR APPLICANT AS APPLICABLE) WILL BE RESPONSIBLE FOR THE COST OF ANY UTILITIES RELOCATIONS NECESSITATED BY THE SITE PLAN APPROVAL AND BUILDING PERMIT.
 - THE EXISTING ON-SITE DRAINAGE PATTERN SHALL BE MAINTAINED.
 - GRADES MUST BE MET WITHIN 33% MAXIMUM SLOPE AT THE PROPERTY LINES AND WITHIN THE SITE.
 - THE STRUCTURAL DESIGN OF ANY RETAINING WALL OVER 0.60 M (2.00 FT.) IN HEIGHT OR ANY RETAINING WALL LOCATED ON A PROPERTY LINE IS SHOWN ON THE SITE PLAN AND GRADING PLAN AND IS TO BE APPROVED BY THE CONSULTING ENGINEER FOR THE PROJECT.
 - THE PORTIONS OF THE DRIVEWAY WITHIN THE MUNICIPAL SIDEWALK WILL BE PAVED BY THE OWNER AT THEIR OWN EXPENSE.
 - AT THE ENTRANCES TO THE SITE, THE MUNICIPAL CURB AND SIDEWALK WILL BE CONTINUOUS THROUGH THE DRIVEWAY AND A CURB DEPRESSION WILL BE PROVIDED FOR EACH ENTRANCE.
 - ALL PROPOSED CURBING AT THE ENTRANCES TO THE SITE IS TO TERMINATE AT THE PROPERTY LINE OR AT THE MUNICIPAL SIDEWALK.
 - CONSTRUCTION MATERIALS ARE NOT TO BE PUT OUT FOR CARBAGE COLLECTION.
 - ALL DAMAGED LANDSCAPE AREAS WILL BE RESTORED WITH TOPSOIL AND 300MM FOLLOWING CONSTRUCTION ACTIVITY.
 - ANY CURB BOULEVARD TREES DAMAGED OR REMOVED ARE TO BE REPLACED WITH MINIMUM 75MM DIA. CALIF. DECIDUOUS TREES TO THE SATISFACTION OF THE COB AT THE OWNER'S EXPENSE.
 - ALL EXCESS EXCAVATED MATERIALS WILL BE REMOVED FROM THE SITE AT THE OWNER'S EXPENSE.
 - ALL EXISTING OR PROPOSED EASEMENTS ON THE PROPERTY SHOULD BE ILLUSTRATED AND DIMENSIONED ON ALL OF THE DRAWING. IF APPLICABLE, STIPULATE ON THE DRAWINGS: "THERE ARE NO EXISTING OR PROPOSED EASEMENTS ON THE PROPERTY."



KEY PLAN - NOT TO SCALE

SCHEDULE

PART	PART OF LOT	REGISTERED PLAN / CONCESSION	PIN
1	3	REGISTERED PLAN BR-21	14037-0097 (LT)
2	4	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
3	3	REGISTERED PLAN BR-21	
4	3	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
5	3	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
6	4	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
7	3	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
8	3	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
9	4	CONCESSION 1, E.H.S.	
10	4	CONCESSION 1, E.H.S.	
11	3	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	
12	4	REGISTERED PLAN BR-21 CONCESSION 1, E.H.S.	



TRUE NORTH
 COUNTY NORTH

City of Municipal Affairs and Housing
 QUALIFICATION INFORMATION
 THE UNDERSIGNED HAS APPROVED AND IS RESPONSIBLE FOR THE ACCURACY AND CONTENTS OF THIS PLAN AS SHOWN ON THESE DRAWINGS AND HAS REVIEWED THE DRAWINGS UNDER THE SUPERVISION OF THE ENGINEER'S SEAL.

STEVEN HAMELIN 3197
 FROM NAME: HAMELIN ARCH INC 4400
 (ENGINEER'S SEAL)

REGISTERED SITE PLAN
 ALL DIMENSIONS AND INFORMATION SHOWN ON THESE DRAWINGS MUST BE CHECKED AND VERIFIED ON SITE AND ANY DISCREPANCIES REPORTED TO THE DESIGNER PRIOR TO CONSTRUCTION AND FABRICATION OF ITS COMPONENTS. SHOULD EXISTING CONDITIONS OR SERVICES BE FOUND TO VARY FROM THAT INDICATED ON THESE DRAWINGS, THE DESIGNER MUST BE NOTIFIED IMMEDIATELY.

FEATURES OF CONSTRUCTION NOT FULLY SHOWN ARE ASSUMED TO BE THE SAME CHARACTER AS THOSE NOTED FOR SIMILAR CONDITIONS.

UNLESS SPECIFICALLY NOTED OTHERWISE ON THE DRAWINGS, NO PROVISION HAS BEEN MADE IN THE DESIGN FOR CONDITIONS OCCURRING DURING CONSTRUCTION. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ALL NECESSARY BRACING, SHORINGS, SHEET PILING OR OTHER TEMPORARY SUPPORTS TO MAINTAIN ALL EXISTING OR ADJACENT STRUCTURES AFFECTED BY THIS WORK.

ALL DRAWINGS AND RELATED DOCUMENTS SHALL REMAIN THE PROPERTY AND COPYRIGHT OF HAMELIN ARCH INC. USE LATEST REVISED DRAWINGS. DO NOT SCALE DRAWINGS.

ARCH. DRAWING INDEX

SP1.0	SITE PLAN	

01	09/09/19	ISSUED TO PLANNER SUBMISSION	SHD
02	09/12/19	ISSUED FOR CONSULTANTS	SHD
04	09/09/19	ISSUED FOR P.A.C.	JH
08	09/09/19	ISSUED FOR P.A.C.	JH
02	09/19/19	ISSUED FOR P.A.C.	JH
01	06/20/19	ISSUED FOR P.A.C.	JH
NO	DATE	ISSUES/REVISIONS	BY
DRAWING ISSUES/REVISIONS			

CITY SITE PLAN FILE NUMBER:
 SPA-2019-0053

ENGINEER'S SEAL

COMPANY NAME
STEVE HAMELIN design studio

COMPANY INFO
 256 ROBINSON ST. CARLETON, ON L6L 1G7
 TEL: (505) 491-6767 / EMAIL: steve@stevethamelinc.com
 www.stevethamelinc.com

PROJECT NAME
PULIS CUSTOM HOME

ADDRESS
 76A MAIN STREET SOUTH

CITY
 BRAMPTON POSTAL CODE
 L6W 2C6

SITE PLAN

CLIENT
 PULIS

PROJECT NO.
 (2019-04) SCALE 1:200

DESIGN BY
 HAMELIN ARCH INC DATE JUNE 2023

DESIGN BY
 HAMELIN ARCH INC

DATE
 JUNE 2023

PROJECT NO.
SP1.0