

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-2024-0226
Property Address: 8827 Mississauga Road
Legal Description: Con 4 WHS, Part Lot 5 and RP 43R31828
Part 2 Unreg., Ward 4
Agent: George Papadopoulos
Owner(s): Vraj Canada Community Centre, c/o Snehal Kantawala
Other applications: nil
under the *Planning Act*

Meeting Date and Time: Tuesday, July 16, 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 allow 27.5 percent front yard landscaping, whereas 70 percent front yard landscaping is permitted.

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, July 11, 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, July 11, 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.

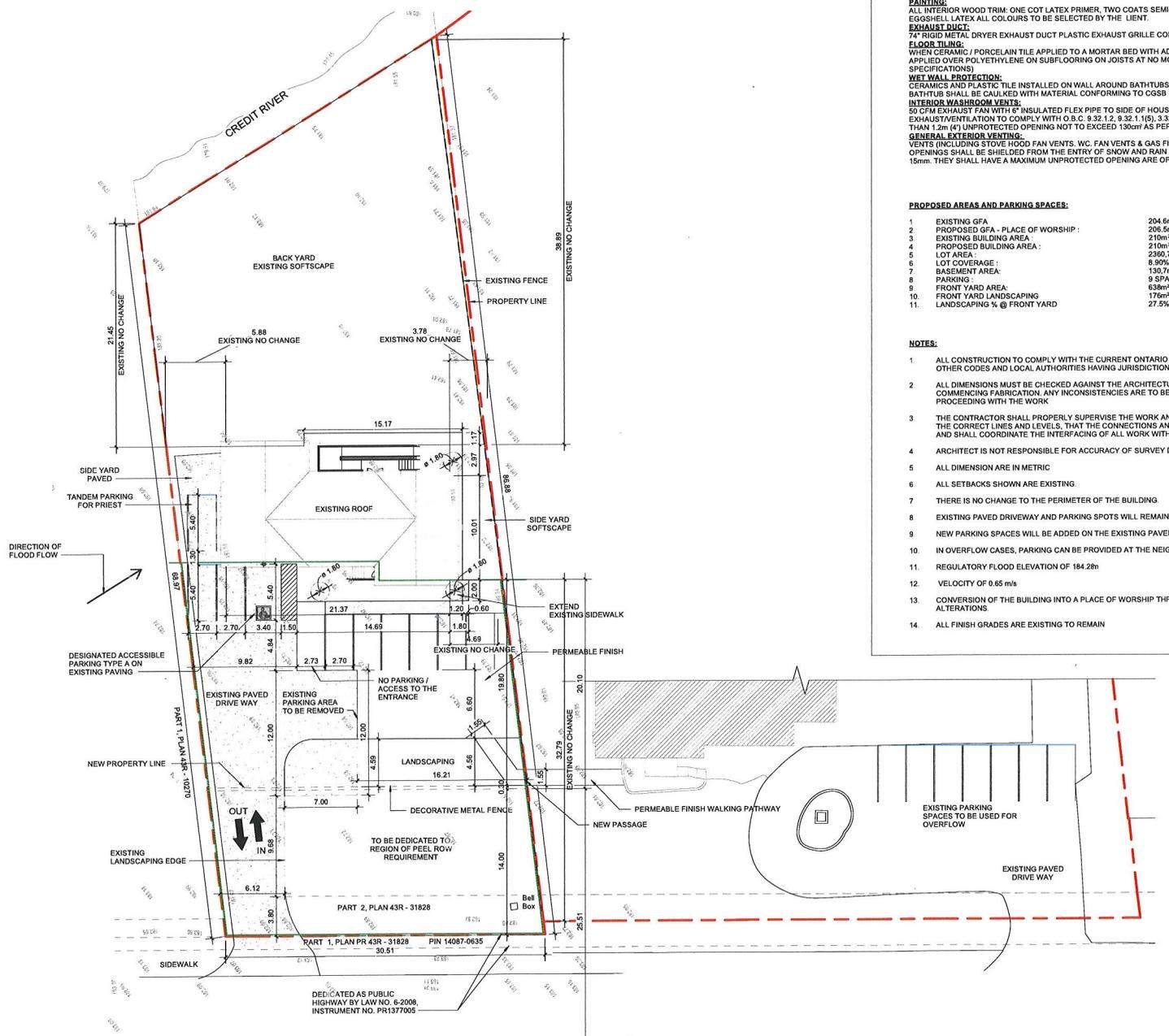
Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. This notice is to be posted by the owner of any land that contains seven or more residential units in a location that is visible to all of the residents.

Dated this 2nd day of July 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

SHEET SIZE: 24"x36"

1 SITE PLAN
1: 200



CONSTRUCTION NOTES:

- STAIRS**
 MAXIMUM RISE 7 7/8" - 195mm
 MINIMUM TREAD 10 5/16" - 255mm
 MINIMUM HEAD ROOM 6'-0" - 2000mm
 MINIMUM WIDTH 2'-10" - 860mm
- HANDRAILS AND GUARDS**
 A HANDRAIL IS REQUIRED FOR EXTERIOR STAIRS CONTAINING MORE THAN 3 RISERS.
 GUARDS ARE REQUIRED AROUND EVERY ACCESSIBLE SURFACE WHICH IS MORE THAN 23 5/8" ABOVE THE ADJACENT LEVEL.
 EXTERIOR GUARDS SHALL BE 3'-6" HIGH WHERE HEIGHT ABOVE THE ADJACENT SURFACE EXCEEDS 5'-11".
 GUARDS SHALL HAVE NO OPENING GREATER THAN 4", AND NO MEMBER BETWEEN 4" AND 2'-11" THAT WILL FACILITATE CLIMBING.
- PAINTING:**
 ALL INTERIOR WOOD TRIM: ONE COAT LATEX PRIMER, TWO COATS SEMI-LUSTRE ACRYLIC BASED LATEX ALL DRYWALL SURFACES: ONE COAT LATEX SEALER, TWO COATS ESATIN / EGG SHELL LATEX ALL COLOURS TO BE SELECTED BY THE LIENT.
- EXHAUST DUCT:**
 74" RIGID METAL DRYER EXHAUST DUCT PLASTIC EXHAUST GRILLE COMPLETE WITH INSECT SCREEN SECURELY FASTENED TO EXTERIOR WALL FACE AND CAULKING.
- FLOOR TILING:**
 WHEN CERAMIC / PORCELAIN TILE APPLIED TO A MORTAR BED WITH ADHESIVE, THE BED SHALL BE A MINIMUM OF 1/2" THICK & REINFORCED WITH GALVANIZED DIAMOND MESH LATH. APPLIED OVER POLYETHYLENE ON SUBFLOORING ON JOISTS AT NO MORE THAN 16" O.C. WITH AT LEAST 2 ROWS CROSS BRIDGING AS PER SUPPLIERS / MANUFACTURERS SPECIFICATIONS.)
- WET WALL PROTECTION:**
 CERAMIC AND PLASTIC TILE INSTALLED ON WALL AROUND BATHTUBS AND SHOWERS SHALL BE APPLIED OVER MOISTURE RESISTANT BACKING. JOINTS BETWEEN WALL TILES AND BATHTUB SHALL BE CAULKED WITH MATERIAL CONFORMING TO CGSB 19-GP-22M "SEALING COMPOUND MILDEW RESISTANT. FOR TUBS AND TILE"
- INTERIOR WASHROOM VENTS:**
 50 CFM EXHAUST FAN WITH 1" INSULATED FLEX PIPE TO SIDE OF HOUSE FOR ALL BATHROOMS OR AS SPECIFIED ON HVAC LAYOUTS. MECHANICAL VENTILATION TO OUTSIDE EXHAUST/VENTILATION TO COMPLY WITH O.B.C. 9.32.1.2, 9.32.1.1(5), 3.32.3.5 AND 3.32.3.10. TYP. IF EXHAUST IS PROVIDED THROUGH AND EXTERIOR WALL WITH A LIMITING DISTANCE LESS THAN 1.2m (4') UNPROTECTED OPENING NOT TO EXCEED 130cm² AS PER O.B.C. 9.10.15.4 (5)
- GENERAL EXTERIOR VENTING:**
 VENTS (INCLUDING STOVE HOOD FAN VENTS, WC FAN VENTS & GAS FIREPLACE VENTS) SHALL BE INDEPENDENT OF EACH OTHER, AND INSTALLED WITH A BACK DRAFT DAMPER OPENINGS SHALL BE SHIELDED FROM THE ENTRY OF SNOW AND RAIN AND SHALL BE FITTED WITH CORROSION- RESISTANT SCREENS OF MESH HAVING OPENINGS NOT LARGER THAN 15mm. THEY SHALL HAVE A MAXIMUM UNPROTECTED OPENING ARE OF 20sq.in. WHERE THEY ARE LOCATED ON AN EXTERIOR WALL WITH A LIMITED DISTANCE OF LESS THAN 1.2m (3'-11")
- PROPOSED AREAS AND PARKING SPACES:**
- | | |
|--------------------------------------|---|
| 1. EXISTING GFA | 204.6m ² |
| 2. PROPOSED GFA - PLACE OF WORSHIP : | 206.5m ² |
| 3. EXISTING BUILDING AREA : | 210m ² |
| 4. PROPOSED BUILDING AREA : | 210m ² |
| 5. LOT AREA : | 2360.70m ² EXISTING NO CHANGE |
| 6. LOT COVERAGE : | 8.90% EXISTING NO CHANGE |
| 7. BASEMENT AREA : | 130.7m ² EXISTING NO CHANGE |
| 8. PARKING : | 9 SPACES (INCLUDING 1 ACCESSIBLE TYPE A) + 1 TANDEM PARKING |
| 9. FRONT YARD AREA : | 638m ² |
| 10. FRONT YARD LANDSCAPING : | 179m ² |
| 11. LANDSCAPING % @ FRONT YARD : | 27.5% |

NOTES:

- ALL CONSTRUCTION TO COMPLY WITH THE CURRENT ONTARIO BUILDING CODE (O.B.C - REVISED 2012) AND ALL OTHER CODES AND LOCAL AUTHORITIES HAVING JURISDICTION
- ALL DIMENSIONS MUST BE CHECKED AGAINST THE ARCHITECTURAL DRAWINGS AND FIELD CONDITION BEFORE COMMENCING FABRICATION. ANY INCONSISTENCIES ARE TO BE REPORTED TO THE CONSULTANT BEFORE PROCEEDING WITH THE WORK
- THE CONTRACTOR SHALL PROPERLY SUPERVISE THE WORK AND ENSURE THAT THE WORK IS INSTALLED TO THE CORRECT LINES AND LEVELS. THAT THE CONNECTIONS AND DETAILS CONFORM TO THE DRAWING DETAILS AND SHALL COORDINATE THE INTERFACING OF ALL WORK WITH ALL SUB-TRADES
- ARCHITECT IS NOT RESPONSIBLE FOR ACCURACY OF SURVEY DRAWING
- ALL DIMENSION ARE IN METRIC
- ALL SETBACKS SHOWN ARE EXISTING
- THERE IS NO CHANGE TO THE PERIMETER OF THE BUILDING
- EXISTING PAVED DRIVEWAY AND PARKING SPOTS WILL REMAIN.
- NEW PARKING SPACES WILL BE ADDED ON THE EXISTING PAVEMENT.
- IN OVERFLOW CASES, PARKING CAN BE PROVIDED AT THE NEIGHBORING PROPERTY 8811 MISSISSAUGA RD
- REGULATORY FLOOD ELEVATION OF 184.26m
- VELOCITY OF 0.65 m/s
- CONVERSION OF THE BUILDING INTO A PLACE OF WORSHIP THROUGH MINOR INTERNAL CHANGES AND ALTERATIONS
- ALL FINISH GRADES ARE EXISTING TO REMAIN

NOTE: CONTRACTOR TO CONFIRM DIMENSIONS ON SITE



No.	Issued	Date
A	CLIENT REVIEW	2023-11-22
B	CLIENT REVIEW	2023-12-22
C	PRE-CONSULTATION	2024-02-12
D	CLIENT REVIEW	2024-02-29
E	CLIENT REVIEW	2024-03-18
F	SPA REVIEW	2024-03-19
G	SPA	2024-03-20
H	COM. PRE-CON.	2024-03-27
I	BUILDING PERMIT	28-03-2024
K	COM. PRE-CON.	2024-04-15
M	SPA	2024-04-18
O	SPA REVISION	2024-05-23
P	SPA REVISION / M.V.	2024-06-10

STAMP TRUE NORTH

G.C. PAPADOPOULOS ARCHITECT INC.
 25 RIPLEYTON ROAD, NORTH YORK, ON, M3J 1H5
 TEL: 647-544-2053 FAX: 647-544-2240
 EMAIL: PAPAPR@AIA.MAIL.A

VRAJ CANADA COMMUNITY CENTRE
 PLACE OF WORSHIP
 8827 MISSISSAUGA RD.
 BRAMPTON, ON L6Y 0C2

SITE PLAN

Project number # A2302

Date 2024-06-10

Drawn by A.A

Checked by G.C.P

A0.1

Scale As indicated

Received / Revised

JUN 25 2024

Committee of Adjustment

2024-06-11 1:49:08 PM