



*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)** BALTEJ SINGH GILL/KIRANJIT KAUR GILL  
**Address** 22 VANWOOD CRES BRAMPTON, ON, L6P 2X4

**Phone #** 416-358-8100 **Fax #** \_\_\_\_\_  
**Email** kirangillrealtor@gmail.com

2. **Name of Agent** PAVNEET KAUR( NOBLE PRIME SOLUTIONS LTD)  
**Address** 19-2131 WILLIAMS PKWY BRAMPTON ON, L6S 5Z4

**Phone #** 437-888-1800 **Fax #** \_\_\_\_\_  
**Email** APPLICATIONS@NOBLELTD.CA

3. **Nature and extent of relief applied for (variances requested):**  
-TO PERMIT A BELOW GRADE ENTRANCE IN THE REQUIRED INTERIOR SIDE YARD  
- TO PERMIT A BELOW GRADE ENTRANCE IN THE INTERIOR SIDE YARD HAVING A SET BACK OF 0.00m

4. **Why is it not possible to comply with the provisions of the by-law?**  
WHEREAS THE BY-LAW DOES NOT PERMIT A BELOW GRADE ENTRANCE IN THE REQUIRED INTERIOR SIDE YARD  
WHEREAS THE BY-LAW REQUIRES A MINIMUM INTERIOR SIDE YARD SETBACK OF 1.2m.

5. **Legal Description of the subject land:**  
**Lot Number** 57  
**Plan Number/Concession Number** M1918  
**Municipal Address** 22 VANWOOD CRES BRAMPTON, ON, L6P 2X4

6. **Dimension of subject land (in metric units)**  
**Frontage** 23.67  
**Depth** 33.0  
**Area** 663.69

7. **Access to the subject land is by:**

Provincial Highway	<input type="checkbox"/>	Seasonal Road	<input type="checkbox"/>
Municipal Road Maintained All Year	<input checked="" type="checkbox"/>	Other Public Road	<input type="checkbox"/>
Private Right-of-Way	<input type="checkbox"/>	Water	<input type="checkbox"/>

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.)

N/A

PROPOSED BUILDINGS/STRUCTURES on the subject land:

N/A

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	6.08
Rear yard setback	10.70
Side yard setback	6.59
Side yard setback	1.23

PROPOSED

Front yard setback	NO CHANGE
Rear yard setback	NO CHANGE
Side yard setback	NO CHANGE
Side yard setback	0

10. Date of Acquisition of subject land: \_\_\_\_\_

11. Existing uses of subject property: RESIDENTIAL

12. Proposed uses of subject property: RESIDENTIAL

13. Existing uses of abutting properties: RESIDENTIAL

14. Date of construction of all buildings & structures on subject land: 03/05/2013

15. Length of time the existing uses of the subject property have been continued: 10 YEARS

16. (a) What water supply is existing/proposed? Municipal  Well  Other (specify) \_\_\_\_\_

(b) What sewage disposal is/will be provided? Municipal  Septic  Other (specify) \_\_\_\_\_

(c) What storm drainage system is existing/proposed? Sewers  Ditches  Swales  Other (specify) \_\_\_\_\_

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 _____

Pavneet Kaur  
Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Brampton  
THIS 05 DAY OF June, 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, Pavneet Kaur, 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

Region OF Peel  
IN THE Province OF  
Ontario THIS 5th DAY OF  
June, 2024.

Pavneet Kaur  
Signature of Applicant or Authorized Agent

  
A COMMISSIONER OF OATHS  
Barrister Solicitor & Notary Public  
Commissioner of Oaths in and for Ontario  
309 - 50 Sunny Meadow Blvd,  
Brampton Ontario L6R 0Y7  
Ph# 905-791-2500; Fax # 905-790-7757

FOR OFFICE USE ONLY

Present Official Plan Designation: \_\_\_\_\_

Present Zoning By-law Classification: \_\_\_\_\_

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

\_\_\_\_\_  
Zoning Officer Date

DATE RECEIVED June 6, 2024  
Date Application Deemed \_\_\_\_\_

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: 22 Vanwood Cres, Brampton, L6P 2X4

I/We, Balraj Singh Gill & Kiranjit Kaur Gill  
please print/type the full name of the owner(s)

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

Noble Prime Solutions Ltd

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 24 day of May, 2024.

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

Kiranjit Gill  
(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.**

**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: 22 Vanwood Cres, Brampton, ON, L6P2X4

I/We, Baltej Singh Gill & Kiranjit Kaur Gill  
(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 24 day of May, 2024

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

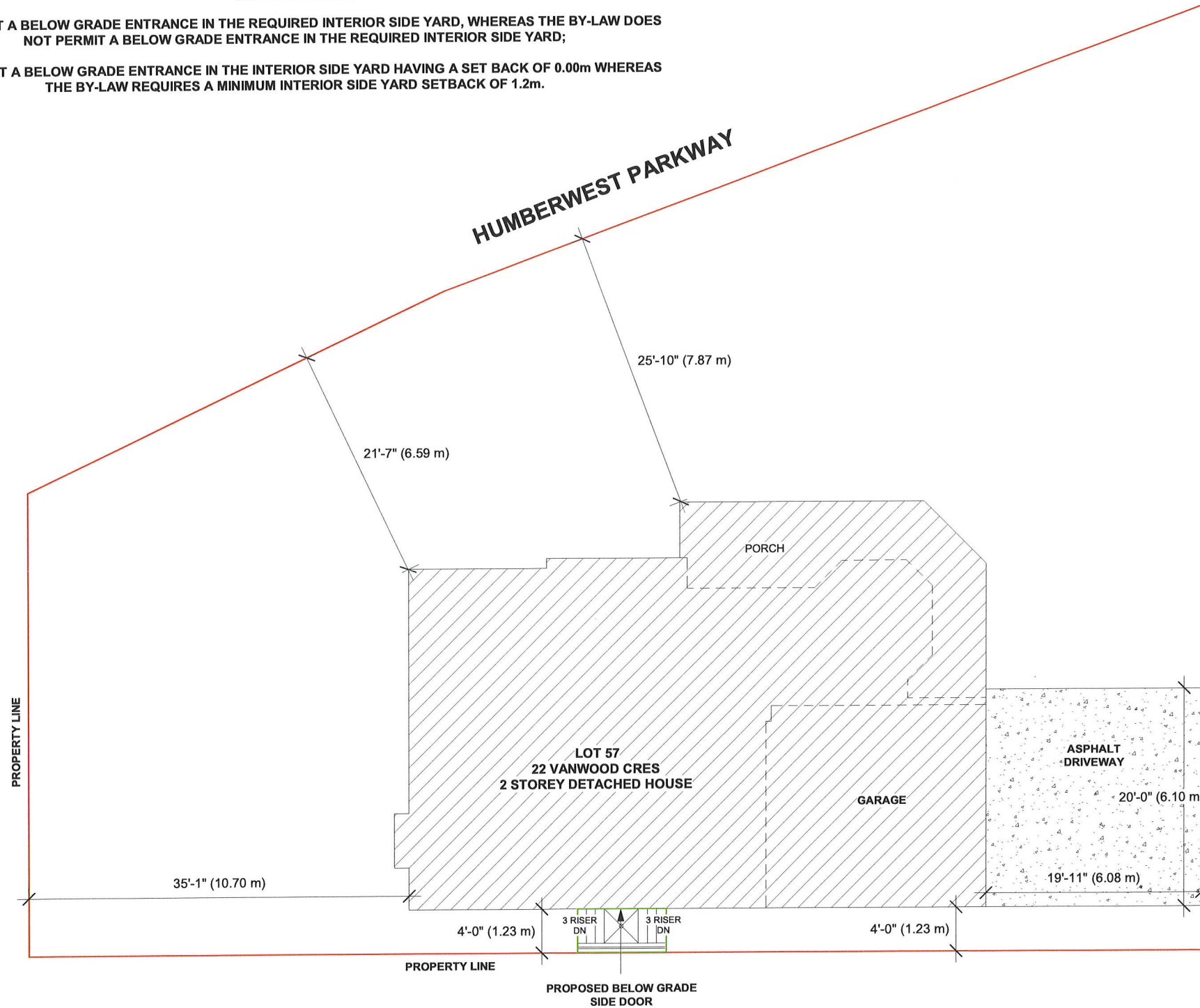
Kiranjit Gill  
(where the owner is a firm or corporation, please print or type the full name of the person signing.)

**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**

**MINOR VARIANCE**

- TO PERMIT A BELOW GRADE ENTRANCE IN THE REQUIRED INTERIOR SIDE YARD, WHEREAS THE BY-LAW DOES NOT PERMIT A BELOW GRADE ENTRANCE IN THE REQUIRED INTERIOR SIDE YARD;
- TO PERMIT A BELOW GRADE ENTRANCE IN THE INTERIOR SIDE YARD HAVING A SET BACK OF 0.00m WHEREAS THE BY-LAW REQUIRES A MINIMUM INTERIOR SIDE YARD SETBACK OF 1.2m.



**SITE PLAN**

THE CONTRACTOR MUST VERIFY AND ACCEPT RESPONSIBILITY FOR ALL DIMENSIONS AND CONDITIONS ON SITE AND MUST NOTIFY THE DESIGNER/ENGINEER OF ANY VARIATIONS FROM THE SUPPLIED INFORMATION.  
CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

STAMP

01 ISSUED FOR VARIANCE JUN 03/24

ADDRESS:  
22 VANWOOD CRES,  
BRAMPTON, ON

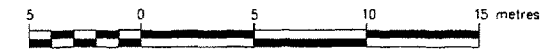
DRAWN BY: NK CHECKED BY: TR  
PROJECT NUMBER: 24R-30144

**NOBLE PRIME SOLUTIONS LTD**  
2131 WILLIAMS PARKWAY  
UNIT 19,  
BRAMPTON, ON  
info@nobleltd.ca  
(437) 888 1800

DATE: JUN 03/24 DWG No: A-1  
SCALE: 1 : 110

SURVEYOR'S REAL PROPERTY REPORT  
 PART 1 - PLAN SHOWING  
**LOT 57 AND BLOCK 67**  
**REGISTERED PLAN 43M-1918**  
**AND BLOCK 36**  
**REGISTERED PLAN 43M-1739**  
 CITY OF BRAMPTON  
 REGIONAL MUNICIPALITY OF PEEL  
 SCALE 1 : 250

MONUMENTATION USED TO RE-ESTABLISH THE BOUNDARIES OF THE LOTS SHOWN ARE REFERENCE POINTS 174, 179 & 184 WHICH ARE ON RECORD WITH J.D. BARNES LIMITED



J. D. BARNES LIMITED  
 © COPYRIGHT

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

**PART 2 - SURVEY REPORT**

- DESCRIPTION  
 LOT 57 AND BLOCK 67 - REGISTERED PLAN 43M-1918  
 BLOCK 36 - REGISTERED PLAN 43M-1739
- REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY  
 BLOCK 36 - SUBJECT TO AN EASEMENT FOR ENTRY AS IN INST. PR2100448.
- ADDITIONAL REMARKS  
 PLAN PREPARED FOR FERNBROOK HOMES.

**NOTES**

BEARINGS ARE GRID AND ARE REFERRED TO THE NORTHWESTERN LIMIT OF VANWOOD CRESCENT AS SHOWN ON REGISTERED PLAN 43M-1918, HAVING A BEARING OF N 28°05'55" E.

- DENOTES SURVEY MONUMENT FOUND
- DENOTES SURVEY MONUMENT SET
- IB DENOTES IRON BAR
- DJC DENOTES DWELLING UNDER CONSTRUCTION
- G DENOTES GARAGE
- P DENOTES PORCH

ALL BUILDING TIES ARE TAKEN TO CONCRETE FOUNDATION  
 ALL FOUND SURVEY MONUMENTS SET BY SCHAEFFER & DZALDOV LIMITED, UNLESS NOTED OTHERWISE.

**SURVEYOR'S CERTIFICATE**

- I CERTIFY THAT:
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
  - THE SURVEY WAS COMPLETED ON THE 27th DAY OF MAY, 2013.

DATE October 17, 2013

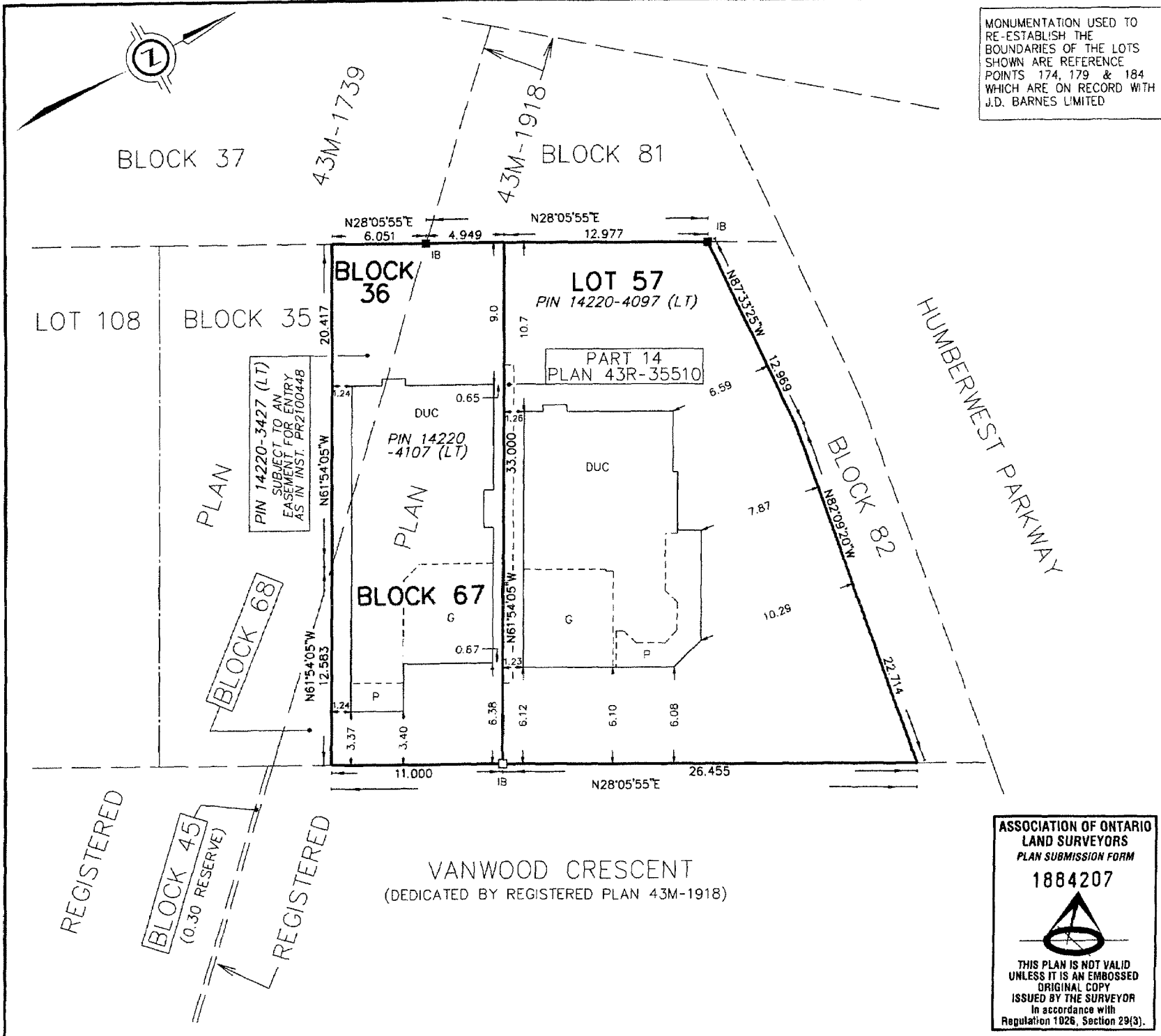
DAVID A. BLACK  
 ONTARIO LAND SURVEYOR

**ASSOCIATION OF ONTARIO LAND SURVEYORS**  
 PLAN SUBMISSION FORM  
 1884207

THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR  
 In accordance with Regulation 1026, Section 29(3).

**J.D. BARNES**  
 LIMITED  
 LAND INFORMATION SPECIALISTS  
 40 WHEELBARROW WAY, SUITE 4 MILTON, ON L9T 9E1  
 T: (905) 875-4955 F: (905) 875-9956 www.jdbarnes.com

SA	DRAWN
<i>DB</i>	CHECKED
	DATED
	OCT. 17, 2013
	Ref. No.
	13-30-464-00-057



G:\13-30-464\00\5pr\464-00-057-bk067.dgn

PLOTTED 10/17/2013

# Zoning Non-compliance Checklist

File No.

A-2024-0209

Applicant: BALTEJ SINGH GILL/KIRANJIT KAUR GILL

Address: 22 VANWOOD CRES

Zoning: R1C-1819

By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
BUILDING SETBACKS FRONT / SIDE / REAR			
BUILDING SIZE			
GFA			
TOWER SEPARATION			
BELOW GRADE ENTRANCE	<ul style="list-style-type: none"> <li>To permit a proposed exterior stairway leading to a below grade entrance in a required side yard</li> <li>To permit an interior side yard setback of 0.00m to a proposed exterior stairway leading to a below grade entrance</li> </ul>	<ul style="list-style-type: none"> <li>Whereas the by-law does not permit exterior stairways constructed below established grade in the required interior side yard</li> <li>Whereas the by-law requires a minimum setback of 0.3m to an exterior stairway leading to a below grade entrance in the interior side yard provided that a continuous side yard width of no less than 1.2m (3.94 ft.) is provided on the opposite side of the dwelling</li> </ul>	<p>10.23.1</p> <p>10.23.2</p>
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH			
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
PARKING			
SCHEDULE "C"			

Philip Gaspar  
Reviewed by Zoning

June 04, 2024  
Date