



For Office Use Only
(to be inserted by the Secretary-Treasurer
after application is deemed complete)

FILE NUMBER: A-2024-0263

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- 270-2004.

1. Name of Owner(s) KIET ANH NGUYEN
Address 21 LOLLARD WAY, BRAMPTON PHUONG THI KIEU NGUYEN
Phone # 4166167814 Fax # _____
Email KeithNguyen@gmail.com

2. Name of Agent MANPREET KOHLI
Address 66 ENMOUNT DR, BRAMPTON, ON
Phone # 437 984 5005 Fax # _____
Email PANJABDESIGN@GMAIL.COM

3. Nature and extent of relief applied for (variances requested):
Variance requested related to as built existing driveway width of 6.65 m whereas zoning bylaw permits width of 4.7 m only.

Variance requested related to as built existing setback of .15 m whereas zoning bylaw requires set of .6 m.

4. Why is it not possible to comply with the provisions of the by-law?
Driveway is existing as built and required for car parking.

5. Legal Description of the subject land:
Lot Number 63R
Plan Number/Concession Number M2052
Municipal Address 21 LOLLARD WAY, BRAMPTON, ON

6. Dimension of subject land (in metric units)
Frontage 7.3
Depth 32.60
Area 237.98 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: List all structures (dwelling, shed, gazebo, etc.)

TWO FAMILY DWELLING,
Ground Floor Area: 83.5 sq m
Number of Storeys: 2
Gross Floor Area : 155 sq m
Length: 17.5 m Width: 6.05 m Height: 9 m

PROPOSED BUILDINGS/STRUCTURES on the subject land:

TWO FAMILY DWELLING,
Ground Floor Area: 83.5 sq m
Number of Storeys: 2
Gross Floor Area : 155 sq m
Length: 17.5 m Width: 6.05 m Height: 9 m

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 6.04 m
Rear yard setback 8.9 m
Side yard setback 1.25 m
Side yard setback 0.0 m

PROPOSED

Front yard setback 6.04 m
Rear yard setback 8.9 m
Side yard setback 1.25 m
Side yard setback 0.0 m

10. Date of Acquisition of subject land: 01 Jun 2020

11. Existing uses of subject property: TWO FAMILY DWELLING UNIT

12. Proposed uses of subject property: TWO FAMILY DWELLING UNIT

13. Existing uses of abutting properties: RESIDENTIAL /HOUSE

14. Date of construction of all buildings & structures on subject land: Jun 2020

15. Length of time the existing uses of the subject property have been continued: 4 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?

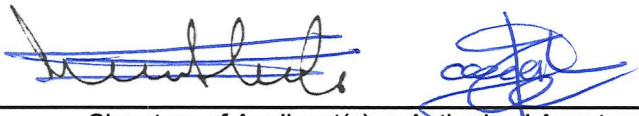
Yes No

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 _____



Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF BRAMPTON

THIS 8 DAY OF JULY, 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, KIET ANH NAUYEN, 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

CITY OF BRAMPTON

IN THE REGION OF

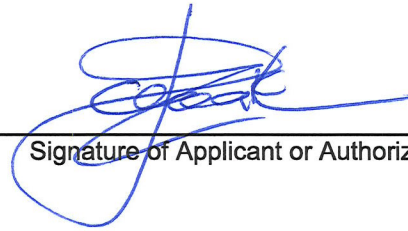
PEEL THIS 8 DAY OF

JULY, 2024.



A Commissioner etc.

Valerie Saw
a Commissioner, etc.,
Province of Ontario,
for the Corporation of the
City of Brampton.
Expires June 21, 2027.



Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: R2D-7.3-2434

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

Philip Gaspar
Zoning Officer

June 19, 2024
Date

DATE RECEIVED July 8, 2024

Date Application Deemed Complete by the Municipality 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: 21 LOLLARD WAY BRAMPTON

I/We, ANH KIET NGUYEN KIET ANH NGUYEN ~~PHUONG THAI KIEU~~ DO NGUYEN KL
please print/type the full name of the owner(s)

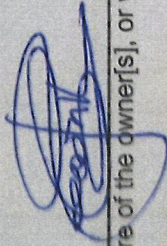
the undersigned, being the registered owner(s) of the subject lands, hereby authorize

MANPREET KOHLI

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 11 day of JUNE, 20 24.



(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

LOCATION OF THE SUBJECT LAND:

21 LOLLARD WAY BRAMPTON

KIET ANH NGUYEN
ANH KIET NGUYEN

PHUONG THI KIEU DO NGUYEN

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 11 day of JUN, 20 24.

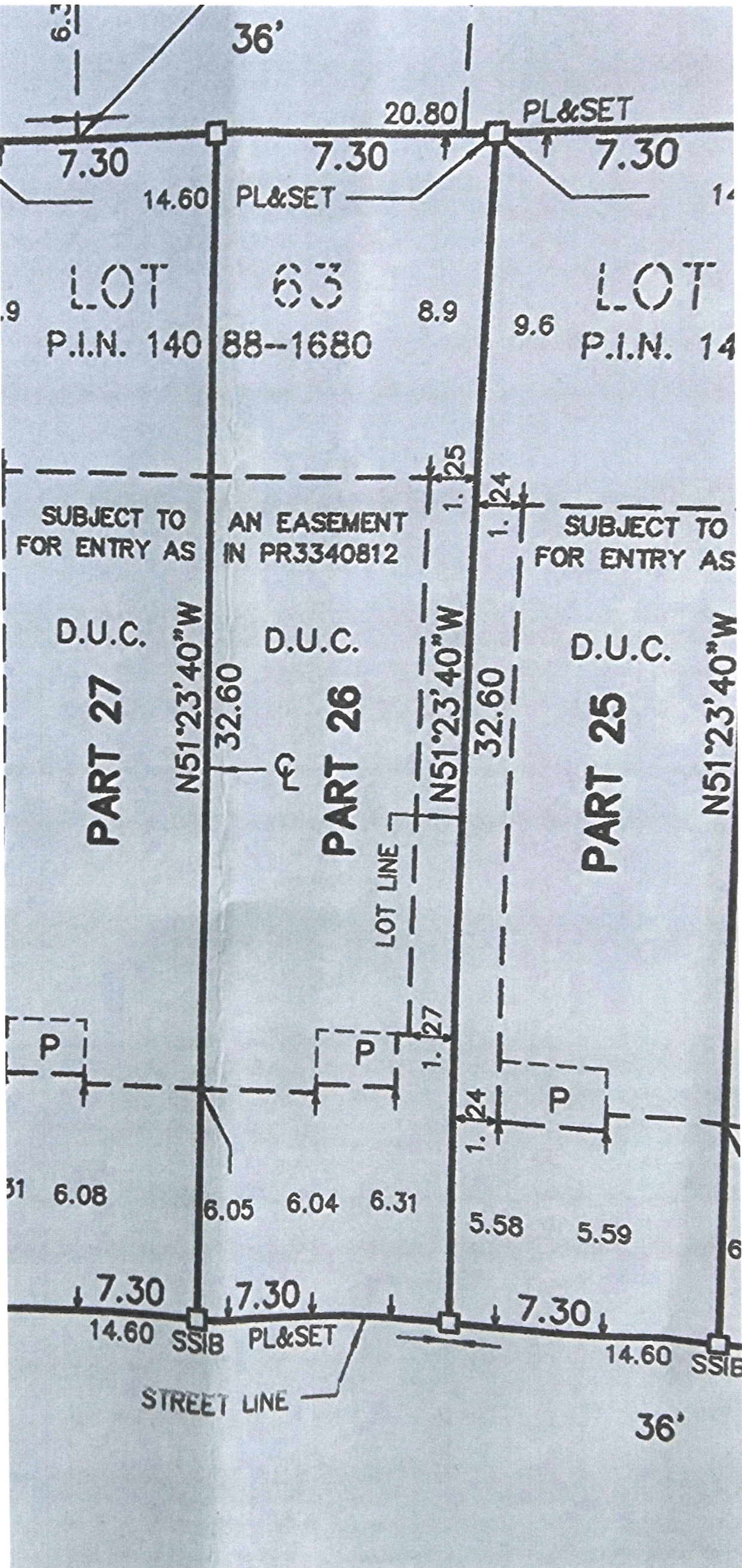


(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

(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.

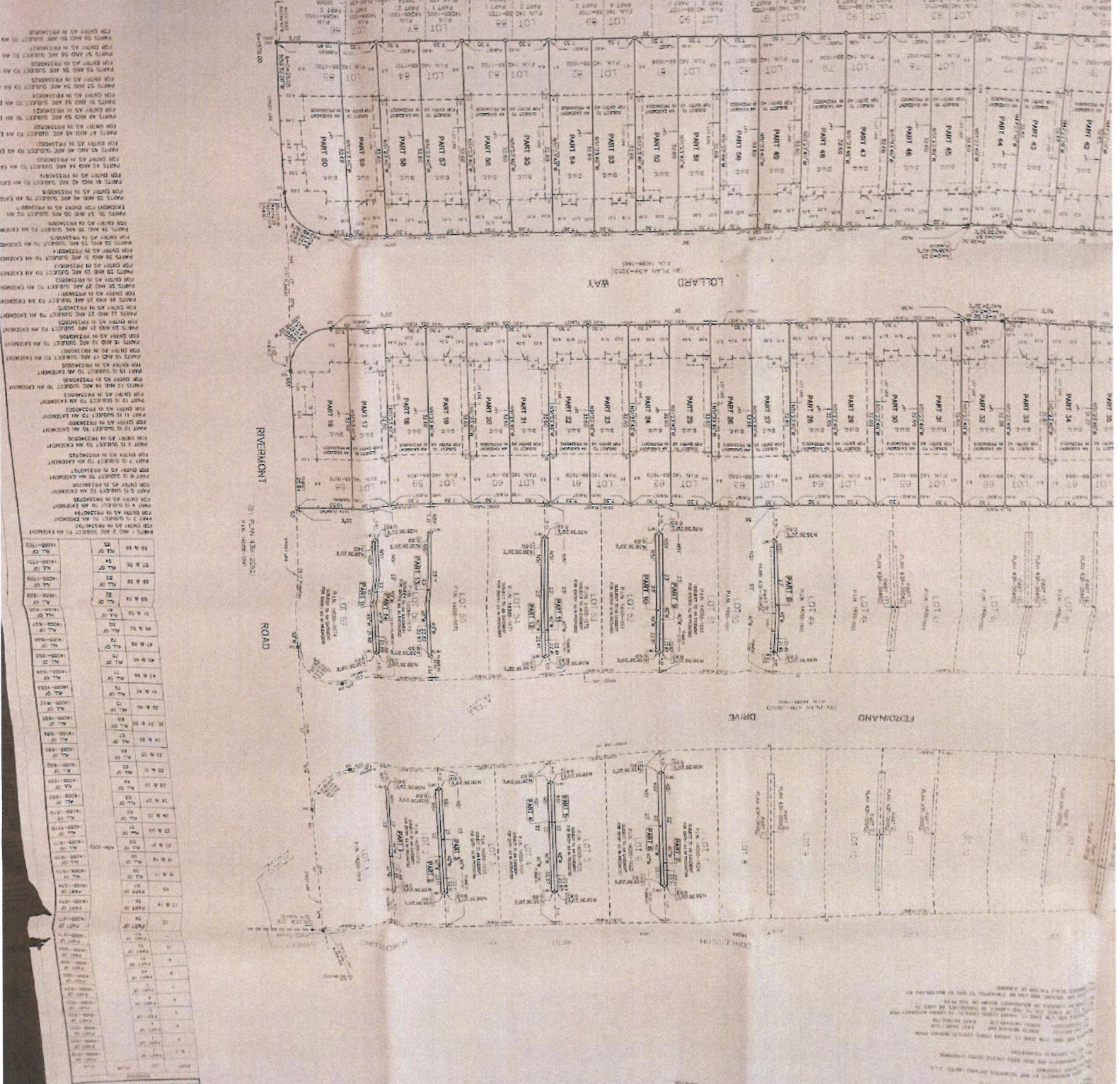
NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION



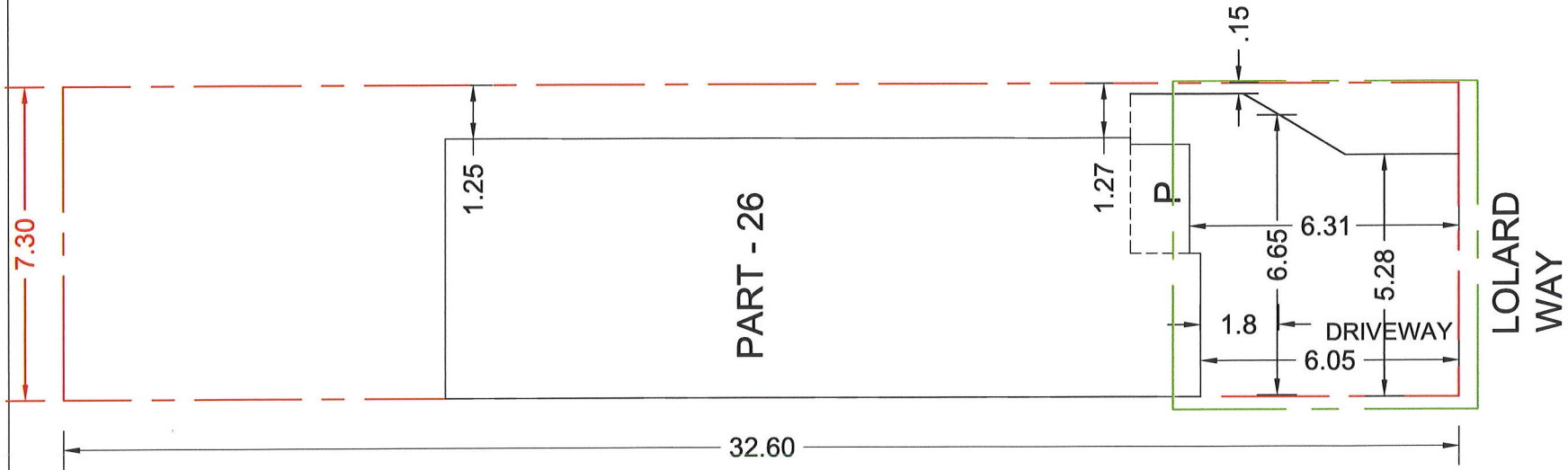


Return to 0-1

RPE SURVEYING LTD.
 115 CHATELAIN ROAD, WILLOWDALE, ONTARIO M2H 3K2
 TEL: (416) 490-0800 FAX: (416) 490-0801
 REG. PROFESSIONAL ENGINEER 7409
 ONTARIO REG. NO. 7409



Lot No.	Part No.	Area	Notes
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ALL DIMENTIONS IN METERS

GENERAL NOTES:

I review and take responsibility for the design work on behalf of a firm registered under subsection 3.2.4. of Division C, of the Building Code. I am qualified, and the firm is registered, in the appropriate classes/categories.

Individual BCIN: 20565
Firm BCIN: 110812

Manpreet Kohli

SIGNATURE:

MANPREET KOHLI

NO.	REVISION/ ISSUE	DATE
1.	INITIAL ISSUE	

FIRM NAME & ADDRESS:

PUNJAB DESIGN & CONSTRUCTIONS INC.
BCIN: 110812
PH: 437 984 5005

PROJECT NAME & ADDRESS:

21 LOLLARD
LOT - 26

SHEET NAME:

SITE PLAN
DRAWING

DATE:

SCALE:

8 MM= 1 M

SHEET NO.:

SP1

Zoning Non-compliance Checklist

File No.

A-2024-0263

Owner: ANH KIET NGUYEN

Address: 21 LOLLARD WAY

Zoning: R2D-7.3-2434

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			
TOWER SEPARATION			
BELOW GRADE ENTRANCE			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH	To permit a driveway width of 6.65 m	whereas the by-law permits a maximum driveway width of 4.90 m	10.9.1 (B) (1) (a)
	To permit 0.15m of permeable landscaping abutting the side lot line,	whereas the by-law requires a minimum 0.6m of permeable landscaping abutting the side lot line.	10.9.1 (B) (4)
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
PARKING			
SCHEDULE "C"			

Philip Gaspar
Reviewed by Zoning

June 19, 2024
Date