

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) Ronie Prabudial Mangra & Dalimchand Mangra

Address 7 Richgrove Drive

Phone # 647 284 9048 Fax #

Email ronnie_mangra@yahoo.ca

2. Name of Agent ANJU BHUTANI

Address 18 SPARROW COURT

BRAMPTON

ONTARIO L6Y 3P2

Phone # 647-654-8500 Fax #

Email abhutani@cheerful.com

3. Nature and extent of relief applied for (variances requested):

1. TO PERMIT EXTENSION OF DRIVEWAY, HARD CONCRETE SIDE YARDS AND BACKYARD

WHEREAS DRIVEWAY IS ALLOWED 7.32M AND ACTUALLY IT IS 10.17M

2. TO PERMIT A MINIMUM(1'4")0.40 M OF PERMEABLE LANDSCAPING ABUTTING ONE SIDE LOT LINE, WHEREAS THE

BY-LAW REQUIRES A MINIMUM 0.6M OF PERMEABLE LANDSCAPING ABUTTING BOTH SIDE LOT LINES ON INTERIOR

LOTS OF DETACHED DWELLINGS.

4. Why is it not possible to comply with the provisions of the by-law?

DRIVEWAY CAN BE MAXIMUM 7.32M WIDE

5. Legal Description of the subject land:

Lot Number 4

Plan Number/Concession Number 43M - 1602

Municipal Address 7 RICHGROVE DRIVE

6. Dimension of subject land (in metric units)

Frontage 17.62M

Depth 30.20 M

Area 597 SQ.M.

7. Access to the subject land is by:

Provincial Highway ☐

Municipal Road Maintained All Year ☒

Private Right-of-Way ☐

Seasonal Road ☐

Other Public Road ☐

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.)

2 STOREY DETACHED DWELLING(200 SQ.METER)

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

5.72 M

Rear yard setback

8.44 M

Side yard setback

2.74 M

Side yard setback

PROPOSED

Front yard setback

Rear yard setback

Side yard setback

Side yard setback

10. Date of Acquisition of subject land: 2003

11. Existing uses of subject property: TWO UNIT DWELLING

12. Proposed uses of subject property: TWO UNIT DWELLING

13. Existing uses of abutting properties: RESIDENTIAL

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

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

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 _____ DAY OF _____, 20 24.

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, ANJU BHUTANI, OF THE _____ CITY _____ OF _____ BRAMPTON _____

IN THE _____ OF _____ 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

_____ OF _____

IN THE _____ OF _____

_____ THIS _____ DAY OF _____

_____, 20____.

Signature of Applicant or Authorized Agent

A Commissioner etc.

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 _____

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: 7 RICHGROVE DR BRAMPTON ONTARIO L6P1X1

I/We, RONIE PRABUDIAL MANGRA AND DALIMCHAND MANGRA
please print/type the full name of the owner(s)

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

Anju Bhutani

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 10 day of April, **2024**.

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

RONIE PRABUDIAL MANGRA & DALIMCHAND MANGRA

(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: 7 RICHGROVE DR BRAMPTON ONTARIO L6P1X1

I/We, RONIE PRABUDIAL MANGRA AND DALIMCHAND MANGRA
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 10 day of April, **2024**.

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

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

FILE NUMBER: A - 2024-0188

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APPLICATION

Minor Variance or Special Permission

(Please read Instructions)

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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)

Muhammed Atif & Sammiya Atif Dalimchand Mangra & Ronie Prabudial Mangra

Address

7 Richgrove Drive

Phone #

647 284 9048

Fax #

Email

ronnie_mangra@yahoo.ca
2.

Name of Agent

ANJU BHUTANI

Address

18 SPARROW COURT

BRAMPTON

ONTARIO L6Y 3P2

Phone #

647-654-8500

Fax #

Email

abhutani@cheerful.com
3.

Nature and extent of relief applied for (variances requested):

1. TO PERMIT EXTENSION OF DRIVEWAY, HARD CONCRETE SIDE YARDS AND BACKYARD

WHEREAS DRIVEWAY IS ALLOWED 7.32M AND ACTUALLY IT IS 10.17M
4.

Why is it not possible to comply with the provisions of the by-law?

DRIVEWAY CAN BE MAXIMUM 7.32M WIDE
5.

Legal Description of the subject land:

Lot Number

4

Plan Number/Concession Number

43M - 1602

Municipal Address

7 RICHGROVE DRIVE
6.

Dimension of subject land (in metric units)

Frontage

17.62M

Depth

30.20 M

Area

597 SQ.M.
7.

Access to the subject land is by:

Provincial Highway

Municipal Road Maintained All Year

Private Right-of-Way

Seasonal Road

Other Public Road

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.)

2 STOREY DETACHED DWELLING(200 SQ.METER)

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

5.72 M

Rear yard setback

8.44 M

Side yard setback

2.74 M

Side yard setback

PROPOSED

Front yard setback

Rear yard setback

Side yard setback

Side yard setback

10.

Date of Acquisition of subject land:

2003

11.

Existing uses of subject property:

TWO UNIT DWELLING

12.

Proposed uses of subject property:

TWO UNIT DWELLING

13.

Existing uses of abutting properties:

RESIDENTIAL

14.

Date of construction of all buildings & structures on subject land:

15.

Length of time the existing uses of the subject property have been continued:

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 _____

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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 24 DAY OF May, 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, ANJU BHUTANI, 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 City OF
Brampton THIS 24 DAY OF
May, 2024.

Ayena Zahid
a Commissioner, etc.,
Province of Ontario,
for the Corporation of the
City of Brampton
Expires June 20, 2025.

Signature of Applicant or Authorized Agent

A Commissioner etc.

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

R1A-1787

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

Amanda Dickie

Zoning Officer

May 21.24

Date

DATE RECEIVED

May 24, 2024

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: 7 RICHGROVE DR BRAMPTON ONTARIO L6P1X1

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please print/type the full name of the owner(s)

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

Anju Bhutani

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 10 day of April, 2024.

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

RONIE PRABUDIAL MANGRA & DALIMCHAND MANGRA

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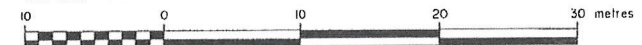
RONIE PRABUDIAL MANGRA & DALIMCHAND MANGRA
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SURVEYOR'S REAL PROPERTY REPORT
PART 1 - PLAN SHOWING
LOTS 3, 4, 5 AND 6
REGISTERED PLAN 43M-1602
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 400



J. D. BARNES LIMITED

© COPYRIGHT 2004

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
LOTS 3, 4, 5 AND 6, REGISTERED PLAN 43M-1602,
CITY OF BRAMPTON
- REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY
NO REGISTERED EASEMENTS ON TITLES
- ADDITIONAL REMARKS
NO EXISTING FENCES ALONG LOT LINES

NOTES

BEARINGS ARE GRID BEARINGS AND ARE DERIVED FROM THE SOUTH LIMIT OF
RICHGROVE DRIVE HAVING A BEARING OF N 69° 43' 30" E, IN ACCORDANCE WITH
REGISTERED PLAN 43M-1602

■	DENOTES	SURVEY MONUMENT FOUND
□	DENOTES	SURVEY MONUMENT SET
SIB	DENOTES	STANDARD IRON BAR
IB	DENOTES	IRON BAR
DUC	DENOTES	DWELLING UNDER CONSTRUCTION
P&S	DENOTES	REGISTERED PLAN 43M-1602 AND SET
P&M	DENOTES	REGISTERED PLAN 43M-1602 AND MEASURED
TW	DENOTES	TOP OF FOUNDATION WALL ELEVATION
GS	DENOTES	GARAGE SILL ELEVATION
CP	DENOTES	CONCRETE PORCH

ALL BUILDING TIES ARE TAKEN TO CONCRETE FOUNDATION
ALL FOUND SURVEY MONUMENTS SET BY J.D.BARNES LTD., OLS
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
MAY 19, 2004

DATE Oct. 26, 2004

MICHAEL GORMAN
ONTARIO LAND SURVEYOR

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
1527462



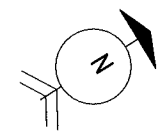
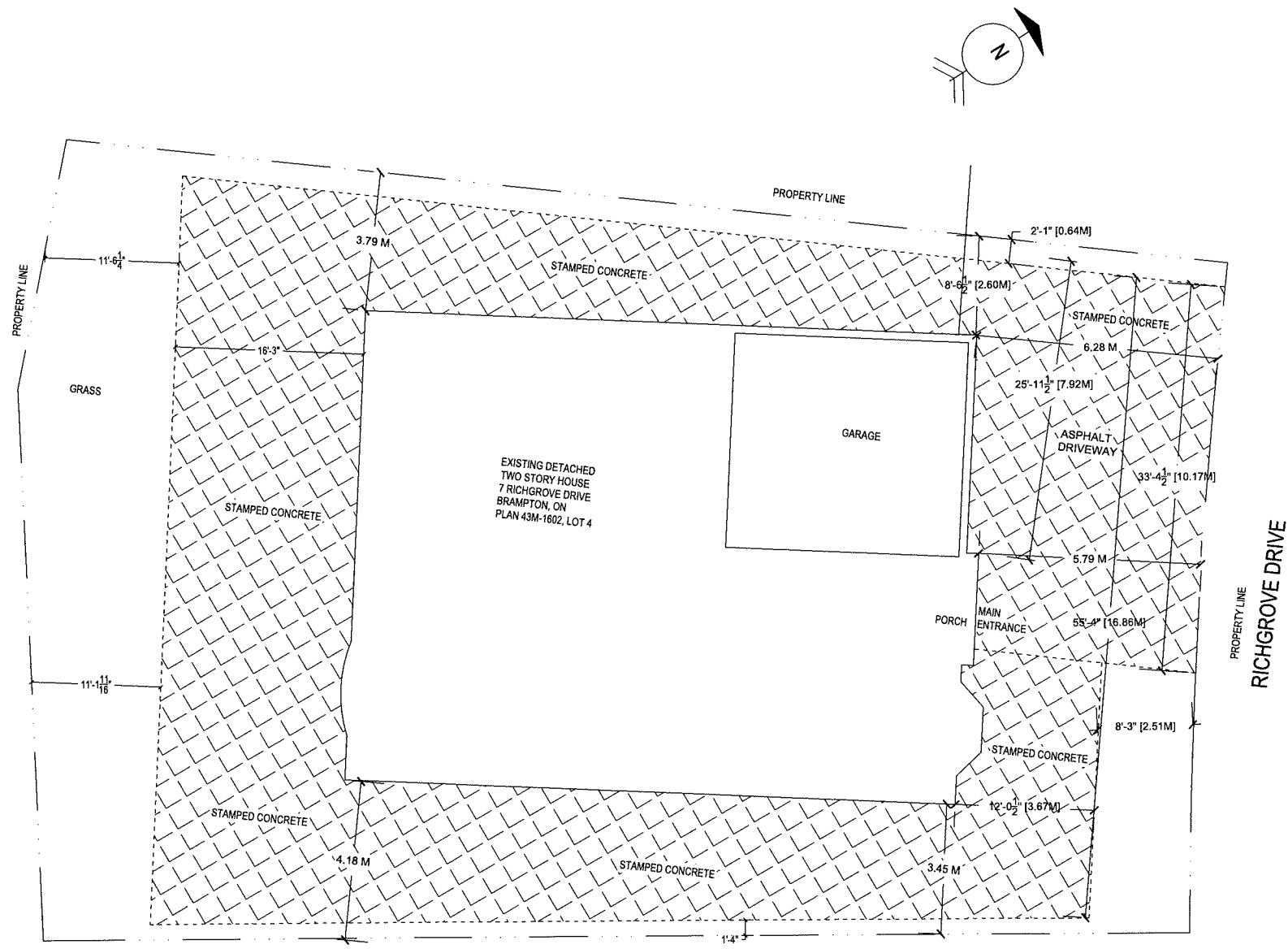
THIS PLAN IS NOT VALID
UNLESS IT IS AN EMBOSSED
ORIGINAL COPY
ISSUED BY THE SURVEYOR
In accordance with
Regulation 1028, Section 29(3).

**ALL WORK SHALL
CONFORM TO THE
ONTARIO BUILDING CODE
O.REG.332/1**

HP	DRAWN
MG	CHECKED
DATED: 03/26/2004	
Ref No. 04-21-199-00-3	

PREPARED FOR: GOLD PARK HOMES

g:\4219900\srpr\srpr3106.dgn
PLOTTED 26 OCT 2004



Notes:

**HERITAGE
SOLUTIONS**
1-647-654-8500

PROJECT ADDRESS:
7 RICHGROVE ROAD
BRAMPTON
ONTARIO

PROJECT DESCRIPTION:
DRIVEWAY EXTENSION & CONCRETE
AROUND THE HOUSE

DRAWING DESCRIPTION:
SITE PLAN

SCALE:
1:120

DATE:
MAY 01, 2024

DRAWING NO:
A0

REVISION:
0

Zoning Non-compliance Checklist

File No.
A-2024-0188

Applicant: Dalimchand Mangra, Ronie Prabudial Mangra
Address: 7 Richgrove
Zoning: R1A-1787
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 16.86m	Whereas the by-law permits a maximum driveway width of 9.14 metres	10.9
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
PARKING			
SCHEDULE "C"			

Amanda Dickie
Reviewed by Zoning

May 21.24
Date