

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-2024-0367
Property Address: 54 Hocken Court
Legal Description: Plan M1414, Lot 10, Ward 9
Agent: Deepak Tyagi
Owner(s): Nirmela Senanan, Gewan Jaikissoon Senanan
Other applications: nil
under the *Planning Act*

Meeting Date and Time: Tuesday, October 15, 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 an existing unenclosed deck to encroach 3.981 metres into the required rear yard, resulting in a rear yard setback of 3.519 metres, whereas the by-law permits a deck to encroach a maximum of 3 metres into the required rear yard, but no closer than 3 metres to the rear lot line;
2. To permit an existing open-sided roof structure (canopy), attached to a main wall of a building, to encroach 4.124 metres into the required rear yard, resulting in a rear yard setback of 3.376 metres, whereas the by-law permits a maximum encroachment of 2.0 metres into the required yard; and
3. To permit an interior side yard setback of 0.671 metres to an existing open-sided roof structure (canopy), attached to a main wall of a building, whereas the by-law requires a minimum interior side yard setback of 1.2 metres on one side and 0.9 metres of the other side, with the minimum distance between detached dwellings not to be less than 2.1 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 **12:00 pm on Thursday, October 10, 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 **12:00 pm on Thursday, October 10, 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.

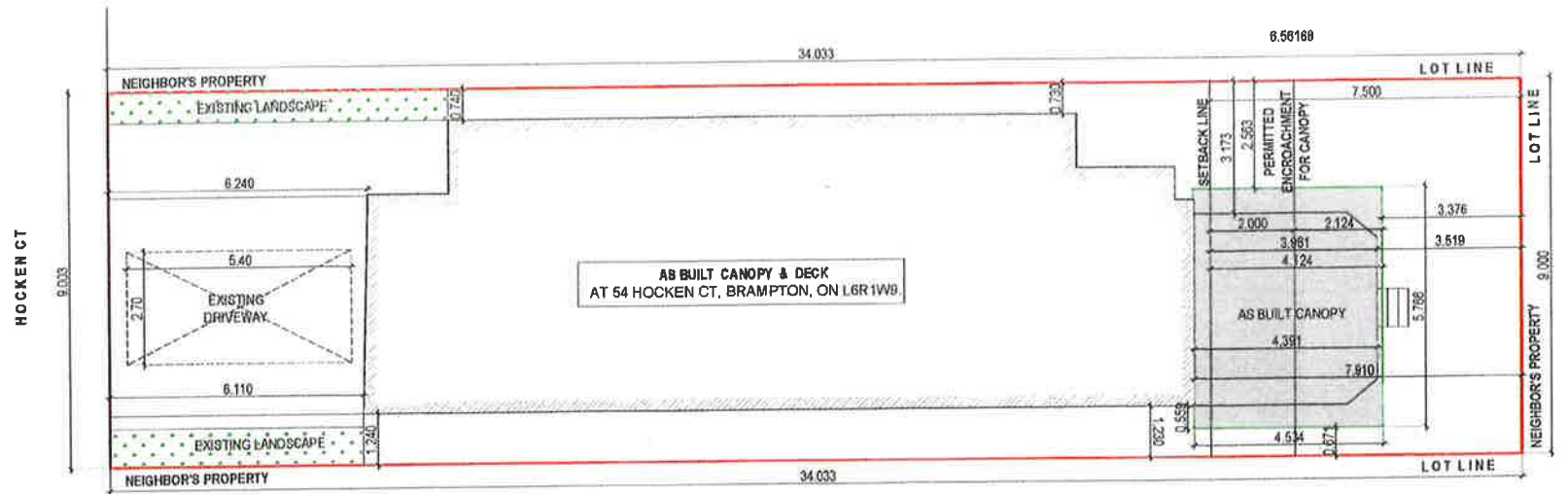
Viewing Application Materials: The application and related materials are available online at www.brampton.ca/en/city-hall/meetings-agendas and may be viewed in person in the City Clerk's Office during regular business hours. More information regarding the Committee of Adjustment is available at www.brampton.ca.

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 October 2024

Secretary Treasurer
Committee of Adjustment, City Clerk's Office
2 Wellington Street West, Brampton, L6Y 4R2
E: coa@brampton.ca



AS BUILT CANOPY & DECK
AT 54 HOCKEN CT, BRAMPTON, ON L6R 1W9

01 SITE PLAN
HTC

FLOORED VOLUME
 1. TO PERMIT ENCROACHMENT OF REAR YARD BY AN EXISTING DECK BY 3.881M, WHERE AN 0.15 ALLEYSIDE AS PER SECTION 13.2 ZONING BY-LAW.
 2. TO PERMIT ENCROACHMENT OF REAR YARD BY AN EXISTING CANOPY BY 4.124M, WHERE AN 0.15 ALLEYSIDE AS PER SECTION 13.2 ZONING BY-LAW.

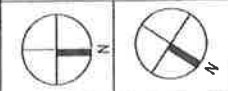
PROJECT NAME AND ADDRESS:
AS BUILT CANOPY & DECK
AT 54 HOCKEN CT, BRAMPTON, ON L6R 1W9.



REV	ISSUED FOR	DATE
R0	BUILDING PERMIT	2024-09-09

DRAWN BY: JK
 CHECKED BY: DT
 PROJECT NO.: DA/CA/01

DRAWING TITLE:
SITE PLAN



PROJECTED NORTH	TRUE NORTH
DWG NO. A01	SIZE A3
SCALE AS MENTIONED	STAGE BUILDING PERMIT
DATE	2024-09-09