

Application for ConsentSection 53 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: B-2024-0017
Property Address: 10514 Coleraine Drive
Legal Description: CON 11, EHS PCL 3, Part Lot 13
Agent: King Consultants Inc. c/o Gursewak Singh
Owner(s): 2689336 Ontario Inc.
Other applications: nil
under the *Planning Act*
Meeting Date and Time: Tuesday, November 12, 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 and Effect of the Application:

The purpose of the application is to request consent to sever a parcel of land currently having a total area of approximately 49.8 acres. The proposed severed parcel has an approximate area of 21.736 acres. It is proposed that the severed parcel be merged with the adjacent parcel, municipally addressed as 12 Cadetta Rd.

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, November 7, 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, November 7, 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 record and will be posted on the City's website. If you do not participate in the public meeting, Committee may decide 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.

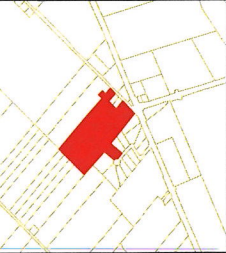
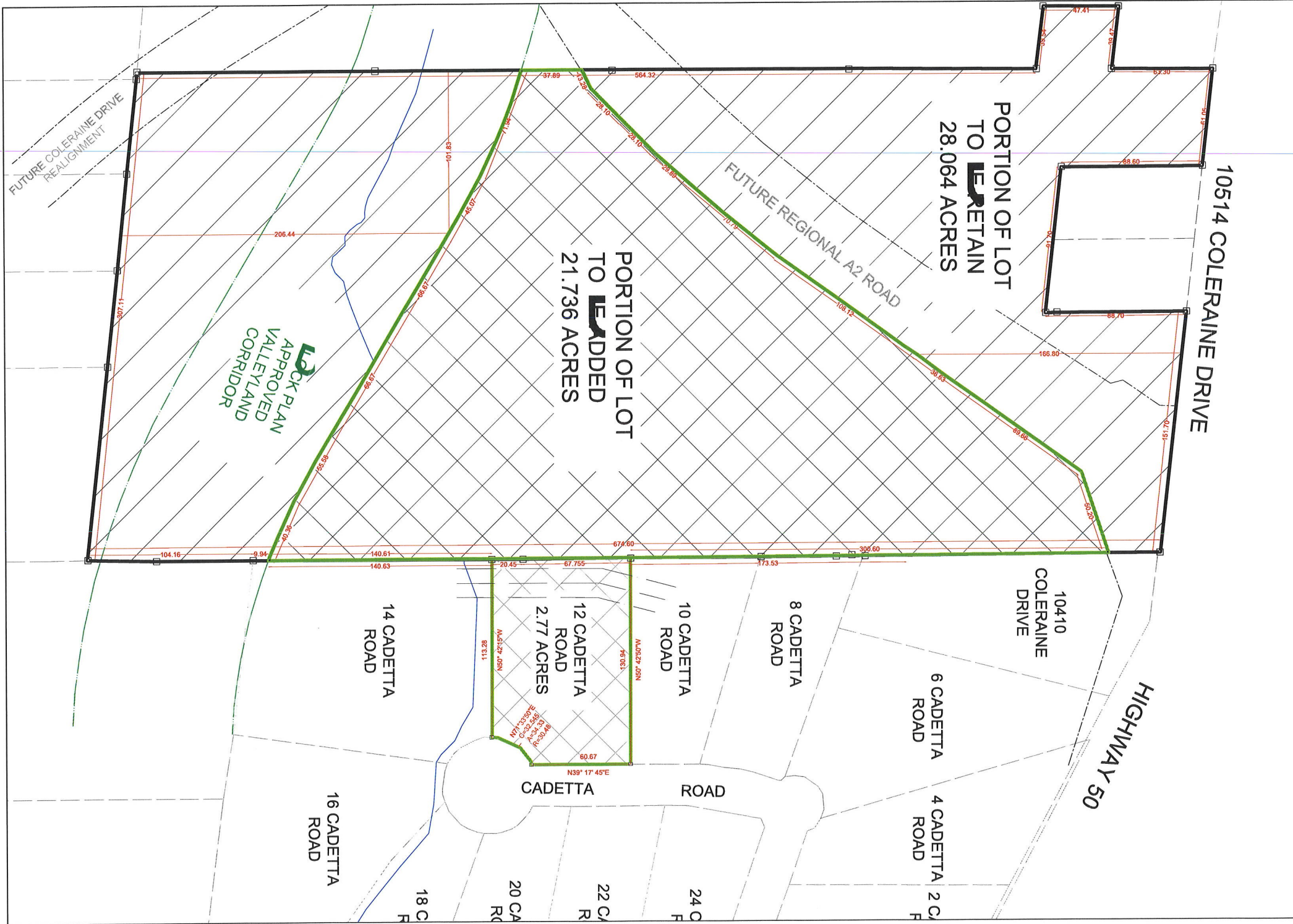
Appeal Process: If a person or public body has the ability to appeal the decision of the Committee of Adjustment in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Committee of Adjustment before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed consent, you must make a written request to the Secretary Treasurer. Contact details are provided below.

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 25th day of October, 2024

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



KEYMAP 1:20,000
 10514 COLERAINE DRIVE
 12 CADETTA ROAD

- RETAINED LOT
- SEVERED LOT
- PROPOSED LOT STANDARDS

Landscape Plan Approved Valleyland Corridor

Lot Addition application to add a 21.736 acre portion of 10514 Coleraine Drive to 12 Cadetta Road as one parcel. The plan intends to merge the lands to organize the subject lands as per the guidance and recommendations of the Peel Region Municipal Class Environmental Assessment studies for the proposed A2 Arterial Road.

The Region's Access Management Study and TIS determined that no access is contemplated for lands that will be bisected by the A2 and will be virtually land locked and recommends an alternative access through a Cadetta Road parcel.

12 Cadetta Road legally described as P.L.S. 1. SEC. M34S, L.T.S. PL. M34S. S/T 104881 CITY OF MISSISSAUGA

10514 Coleraine Drive legally described as PT LT 13 CON 11 ND TORONTO GORE AS IN R0762809 : BRAMPTON

Paper scale 1" = 2000
 Measurements in Metres

King Consultant Inc.
 Gureevak Singh
 Unit 2, 177 Zenway Blvd
 Vaughan, ON, L4H 3H9
 905-965-1610
 singhpen@outlook.com



No.	Description	Date
01	Prepared for Submission	09/14/2024
02	Revisions per Region Staff comment	10/24/2024

CONCEPTUAL OVERLAYS OF
 RETAINED AND ADDED LOTS

CONCEPTUAL SEVERANCE
 SKETCH

Project number: 0062
 Date: 10/24/2024
 Drawn by: RK
 Checked by: GS

A01
 Scale: 1:2000