

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-2024-0393
Property Address: 118 Orenda Road
Legal Description: CON 2, EHS, Part Lot 4, RP 43R13056, Parts 2,4, Ward 3
Agent: Blackthorn Development Corp. c/o Maurizo Rogato
Owner(s): 2275048 Ontario Inc., c/o Adam Bholat
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 of the Application:

1. To vary Schedule 'C' Section 3273 of the by-law to permit a proposed kiosk expansion located outside the approved building envelope and within required landscaped open space, whereas the by-law requires that all buildings and landscaped open space be constructed and provided in accordance with Schedule 'C' Section 3273 of the by-law; and
2. To permit a total gross commercial floor area of 47 square metres for a gas bar kiosk, whereas the by-law permits a maximum size of 14 square metres for a gas bar kiosk.

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 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.

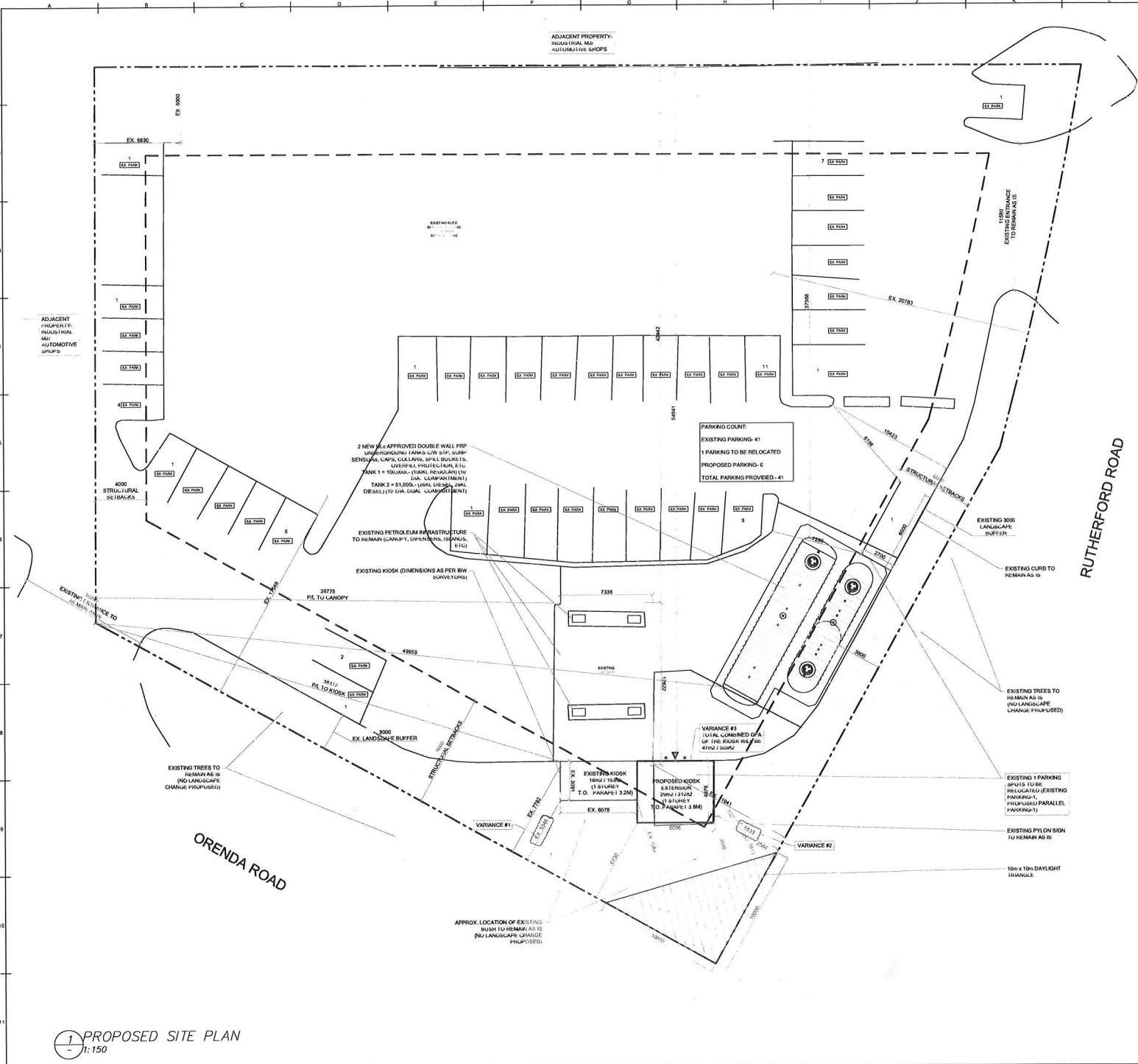
Viewing Application Materials: The application and related materials are available online at www.brampton.ca/en/city-hall/meetings-agendas and may be viewed in person in the City Clerk's Office during regular business hours. More information regarding the Committee of Adjustment is available at www.brampton.ca.

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.

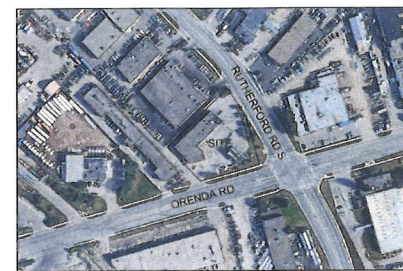
Dated this 30th day of October 2024

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



PROPOSED SITE PLAN
1:150

KEY PLAN



MUNICIPAL ADDRESS 118 ORENDA RD, BRAMPTON, ON L6W 3W6	LEGAL DESCRIPTION	PROJECT NORTH
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- GENERAL NOTES:
- 1 ALL SITE FEATURES ARE TO BE CONSIDERED EXISTING UNLESS OTHERWISE NOTED.
 - 2 CONSULTOR TO VERIFY EXISTING CONDITIONS PRIOR TO CONSTRUCTION.
 - 3 CONSULTOR TO ENSURE ALL SETBACKS ARE MAINTAINED DURING CONSTRUCTION OF SITE.
 - 4 OWNER OR OWNER REPRESENTATIVE ARE TO BE NOTIFIED OF ANY ERRORS OR OMISSIONS THAT ARE DISCOVERED.
 - 5 OWNER OR OWNER REPRESENTATIVE ARE RESPONSIBLE FOR FINAL CONFIRMATION AND PLACEMENT OF ALL EQUIPMENT.
 - 6 CONSULTOR TO HAVE LOCATIONS DONE PRIOR TO ANY CONSTRUCTION ACTIVITIES.
 - 7 ALL DIMENSIONS ARE APPROXIMATE AND NEED TO BE VERIFIED PRIOR TO CONSTRUCTION.
 - 8 DO NOT SCALE DRAWINGS.

SITE PLAN BUILDING STATISTICS			
DEVELOPMENT	PROPOSED CHANGE	EXISTING	PROPOSED
EXISTING KIOSK EXTENSION			
SITE ADDRESS: 118 ORENDA RD, BRAMPTON, ON L6W 3W6			
LEGAL DESCRIPTION			
SURVEYOR			
OWNER			
AGENT REPRESENTATIVE: JOE FLEMING & SIMON JONES (blueprint2build)			
ZONING & ZONING BY-LAW: INDUSTRIAL M2, SPECIAL SECTION 3273			
NO	CATEGORY	REQUIRED	PROPOSED
Lot Area			
1	at Frontage South	30m	4062m ²
Building Area			
1	EXISTING BUILDING	808m ²	808m ²
2	EXISTING KIOSK	None	None
3	PROPOSED KIOSK EXTENSION	None	46m ²
Building Height			
1	1 Storey	1 Storey	1 Storey / 3.8m
Front Yard Setback South			
1	Kiosk Extension	9.0m	9.7m
Side Yard Setback East			
1	Kiosk Extension	6.0m	6.0m
Rear Yard Setback West			
1	Kiosk Extension	4.0m	44.0m
2	Kiosk Extension	7.0m	34.4m
Lot Coverage			
1	NA	NA	20.9%
Parking Spaces Calculation			
1	Motor Vehicle spaces	41	41 EXISTING
2	Station or Gas	NA	NA
3	853/23 - 37 Req	NA	NA
Parking Spaces Barrier Free			
1	NA	NA	Existing to Remain
Width of Accessible Parking Space Type A			
1	3.5m	3.5m	3.5m
Length of Accessible Parking Space Type A			
1	5.5m	5.5m	5.5m
Width of Accessible Parking Space Type B			
1	3.1m	3.1m	3.1m
Length of Accessible Parking Space Type B			
1	5.5m	5.5m	5.5m
Width of Parking Spaces			
1	2.70m	2.70m	2.70m
Width of Parallel Parking Spaces			
1	2.75m	2.75m	2.75m
Length of Parking Spaces			
1	5.5m	5.5m	5.5m
Length of Parallel Parking Spaces			
1	6.5m	6.5m	6.5m
Loading Space			
1	NA	NA	Existing to Remain
Landscape Buffer (min)			
1	NA	NA	Existing to Remain
Landscape Open Space			
1	NA	NA	Existing to Remain
Snow Storage			
1	NA	NA	Existing to Remain
Entrance Width (Combined)			
1	NA	NA	Existing to Remain

Date: 2024-10-08
Reviewed By: JPF
DWG Status: AS SHOWN
File No: 2410-518-5474

SP01

blueprint2build
BP2B INC

PROPOSED SITE PLAN

118 ORENDA RD,
BRAMPTON, ON L6W 3W6

REV	DATE	DESCRIPTION
1	2024.09.16	ISSUED FOR CLIENT REVIEW
2	2024.10.24	ISSUED FOR CLIENT REVIEW (DWG CITY)

File No: 2410-518-5474

SP01