



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

FILE NUMBER: A-2024-0370

*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)** Pankaj Bansal and Ritu Bansal  
**Address** 21 Stoneylake Ave Brampton, ON L6V 4R1

**Phone #** 647 962 0015 **Fax #** \_\_\_\_\_  
**Email** Bansalpanki@gmail.com

2. **Name of Agent** PRAFUL BHARADIA  
**Address** 3860 JANICE DRIVE MISSISSAUGA L5M 7Y6

**Phone #** 647 700 2665 **Fax #** \_\_\_\_\_  
**Email** Praf3860@gmail.com

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

We are requesting a minor variance to address the issue of our deck, exceeding the allowable size per the city's zoning regulations. The deck was constructed strictly per the approved building Permit No. 2023 316080 000 HM. However, we were recently notified of a permit revocation due to being issued on mistaken, false or incorrect information. The city's revocation of the permit, citing that the deck is too large, was unexpected and came after we had already begun construction and passed two inspections.

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

It is not possible to comply with the provisions of the by-law because the deck has already been constructed based on the permit issued by the city. We have invested \$45,000 (our entire family savings) into building this deck. Seeking a variance is the only practical solution.

5. **Legal Description of the subject land:**  
**Lot Number** 163  
**Plan Number/Concession Number** \_\_\_\_\_  
**Municipal Address** 21 Stoneylake Ave Brampton, ON L6V 4R1

6. **Dimension of subject land (in metric units)**  
**Frontage** 13.27  
**Depth** 26.5  
**Area** 351.6

7. **Access to the subject land is by:**

Provincial Highway	<input type="checkbox"/>	Seasonal Road	<input type="checkbox"/>
Municipal Road Maintained All Year	<input checked="" type="checkbox"/>	Other Public Road	<input type="checkbox"/>
Private Right-of-Way	<input type="checkbox"/>	Water	<input type="checkbox"/>

- 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.)

The proposed structure is a deck in the rear yard facing towards lake of our property, measuring 14ft by 39ft.

**PROPOSED BUILDINGS/STRUCTURES on the subject land:**

The proposed structure is a deck in the rear yard facing towards lake of our property, measuring 14ft by 39ft.

- 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	4.27	_____
Rear yard setback	7.12	_____
Side yard setback	1.5	_____
Side yard setback	1.5	_____

**PROPOSED**

Front yard setback	4.27	_____
Rear yard setback	7.12	_____
Side yard setback	1.5	_____
Side yard setback	1.5	_____

- 10. Date of Acquisition of subject land: 19 DEC 2015
- 11. Existing uses of subject property: Residential Unit
- 12. Proposed uses of subject property: Residential Unit
- 13. Existing uses of abutting properties: no
- 14. Date of construction of all buildings & structures on subject land: House - 2005, Deck- july 2024
- 15. Length of time the existing uses of the subject property have been continued: 2 months

- 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 13 DAY OF SEPTEMBER, 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, PRAFUL, OF THE CITY OF mississauga

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 PROVINCE OF

ONTARIO THIS 13<sup>th</sup> DAY OF

SEPTEMBER, 2024.

Praful  
Signature of Applicant or Authorized Agent

Clara Vani  
A Commissioner etc.  
Clara Vani  
a Commissioner, etc.,  
Province of Ontario,  
for the Corporation of the  
City of Brampton

Expires ~~September 20, 2025~~ **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 18 September, 2024

Date Application Deemed Complete by the Municipality Clara

**APPOINTMENT AND AUTHORIZATION OF AGENT**

To: The Secretary-Treasurer  
Committee of Adjustment  
City of Brampton  
2 Wellington Street West  
Brampton, Ontario  
L6Y 4R2  
[coa@brampton.ca](mailto:coa@brampton.ca)

LOCATION OF THE SUBJECT LAND: 21 STONEYLAKES AVENUE BRAMPTON

I/We, PANKAJ BANSAL

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

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

PRAFUL BHARADIA

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 13 day of SEPTEMBER, 2024.

*Pankaj Bansal*

(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.**

**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  
[coa@brampton.ca](mailto:coa@brampton.ca)

LOCATION OF THE SUBJECT LAND: 21 STONEYLAKE AVENUE BRAMPTON

I/We, PANKAJ BANSAL  
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 13 day of SEPTEMBER, 2024.

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

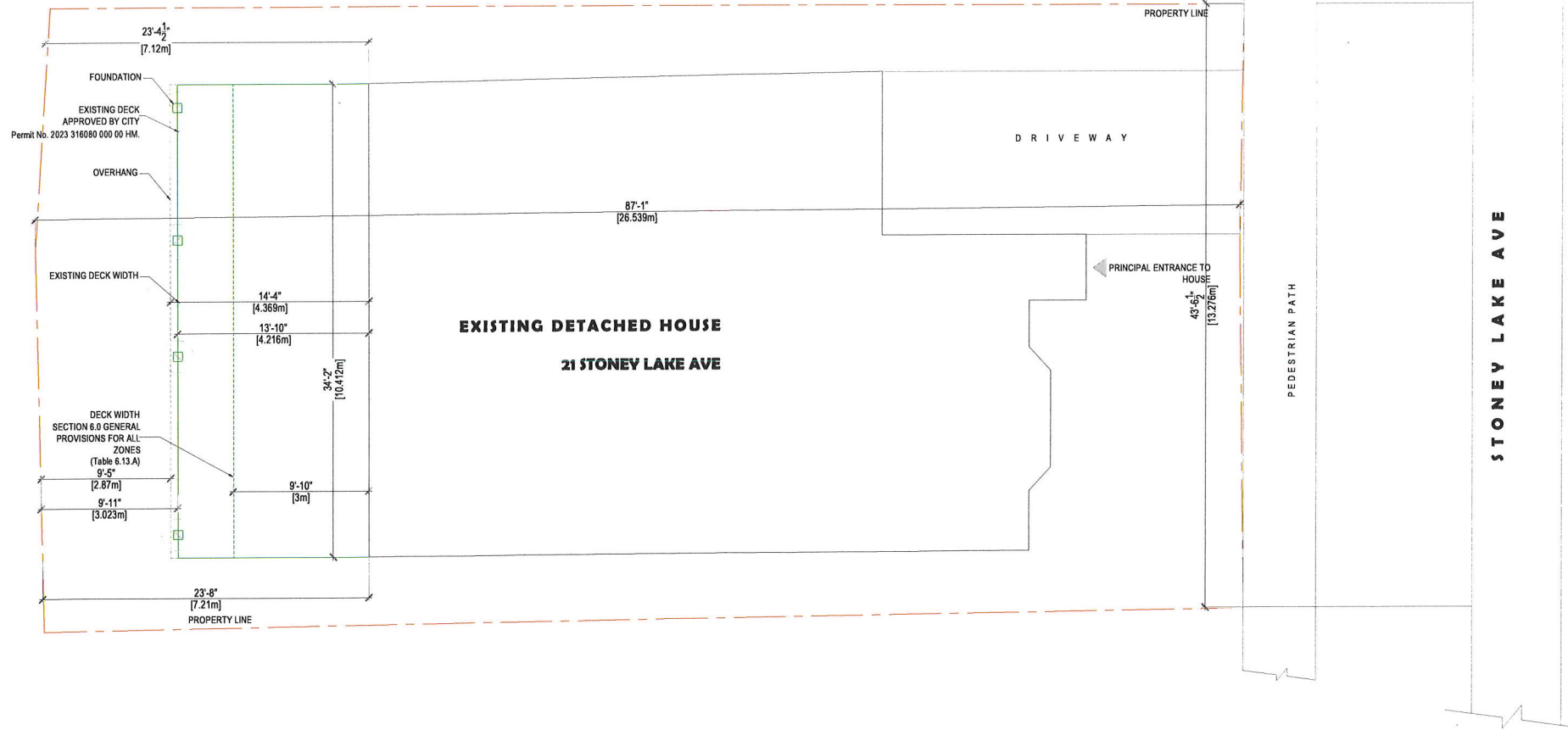
\_\_\_\_\_  
(where the owner is a firm or corporation, please print or type the full name of the person signing.)

**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**



THE CONTRACTOR MUST VERIFY AND ACCEPT RESPONSIBILITY FOR ALL DIMENSIONS AND CONDITIONS ON SITE AND MUST NOTIFY THE DESIGNER/ENGINEER OF ANY VARIATIONS FROM THE SUPPLIED INFORMATION.



PROJECT NAME:  
DECK DESIGN

DRAWING  
SITE PLAN

ADDRESS  
21 STONEYLAKE AVE

DATE: Sep. 12, 24

DRAWN BY : BB

SHEET

**1** SITE PLAN  
1:100

## 2023 316080 000 00 HM - 21 Stoneylake Avenue, Brampton

[Permit Details](#)

[People Details](#)

[Property](#)

[Documents](#)

[Fees](#)

[Process](#)

### Permit Details

**Permit Number**

2023 316080 000 00 HM

**Folder ID**

1734940

**Property**

21 Stoneylake Avenue, Brampton

**Permit Type**

House Miscellaneous - Deck - New

**Status**

Issued

**Application Date**

2023-10-16

**Issue Date**

2023-11-24

**Expiry Date**

2024-11-24

**Final Date**

**Description of Work**

Deck in rear yard.



[Back](#)

**2023 316080 000 00 HM - 21 StonyLake Avenue, Brampton**

Permit Details   People Details   Property   Documents   Fees   **Process**

**Process Details**

Please select the process to view details.

If you have an inquiry about scheduling inspections, email [inspections.scheduling@brampton.ca](mailto:inspections.scheduling@brampton.ca)

Name ▾	Status	Date Completed	Inspector	Scheduled For	Actions
⊕ Structural Framing	Pass	19-JUL-24			
⊕ Footings	Pass	28-JUN-24			
⊕ Final Inspection - Building	Construction Not Ready				<a href="#">Inspe</a>
⊕ Backfill	Pass	05-JUL-24			

# Zoning Non-compliance Checklist

File No. A-2024-	0370
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Applicant: Pankaj Bansal and Ritu Bansal  
 Address: 21 Stonelake Ave  
 Zoning: R1C section 1160  
 By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT/ SIDE / REAR	To permit an existing balcony to encroach 4.12 metres into the rear yard setback, resulting in a setback of 3 metres from the balcony to the rear lot line.	Whereas the by-law permits a balcony to encroach a maximum 1.8 metres into the rear yard setback, resulting in a required setback of 5.2 metres from the deck to the rear lot line.	1160 (13)
BUILDING SIZE			
SIDE DOOR			
COVERAGE			
PARKING			
DRIVEWAY			
ACCESSORY STRUCTURE			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH			
LANDSCAPE OPEN SPACE			
SCHEDULE 'C'			
FENCE HEIGHT	.		

Rose Bruno  
 Reviewed by Zoning

September 17, 2024  
 Date