

**Application for Minor Variance**Section 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-2024-0373  
**Property Address:** 1 Rogers Road  
**Legal Description:** Plan 351, Lot 39, Ward 1  
**Agent:** Rohit Kumar  
**Owner(s):** Mohamed Shamir Sultan, Jo Ann Sultan  
**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,  
4<sup>th</sup> Floor Brampton City Hall, 2 Wellington Street West

**Purpose of the Application:**

1. To permit an interior side yard setback of 1.216 metres to a proposed detached house, whereas the by-law requires a minimum interior side yard setback of 1.8 metres; and
2. To permit a lot coverage of 34.38%, whereas the by-law permits a maximum lot coverage of 30%.

**Participate in the Meeting:**

- Send an email with your written comments to [coa@brampton.ca](mailto: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](mailto: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](mailto: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](http://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](http://www.brampton.ca).

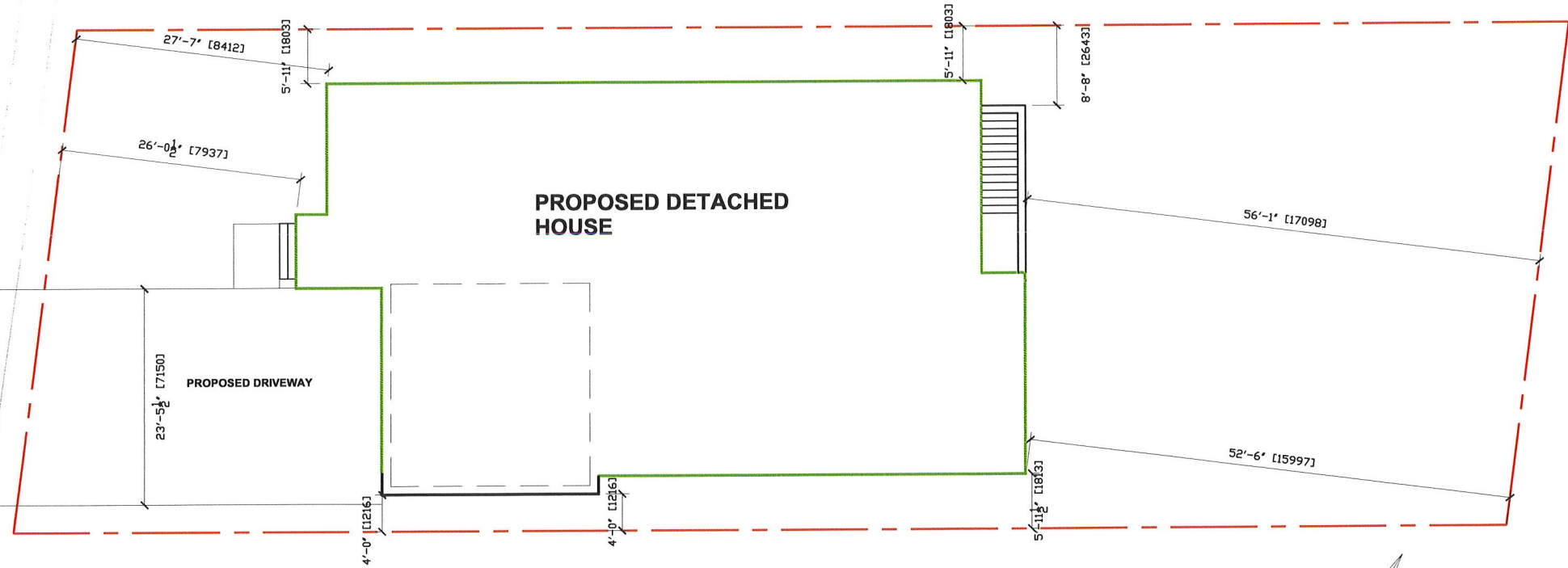
**Appeal Process:** If you wish to be notified of the decision of Committee, you must submit a written request to [coa@brampton.ca](mailto:coa@brampton.ca). This will also entitle you to be advised of an appeal of the matter to the Ontario Land Tribunal (OLT). Please be advised that only the applicant, 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](mailto: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](mailto:coa@brampton.ca)

ROGERS ROAD  
(By Registered Plan 357)  
P.L.N. 14118-0151



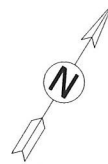
SITE PLAN

**AREA STATEMENT**

LOT AREA = 820.7 sq.mt. (8834 sq.ft.)  
 COVERED AREA = 282.14 sq.mt. (3037 sq.Ft.)  
 % LOT COVERAGE = 34.38 %  
 AREA OF GROUND FLOOR (EXCLUDING GARAGE) = 232.35 sq.mt.(2501 sq.ft.)  
 AREA OF SECOND FLOOR = 266.9 sq.mt. (2873 sq.Ft.)  
 AREA OF BASEMENT FLOOR = 232.35 sq.mt. (2501 sq.ft.)  
 GROSS FLOOR AREA = 499.26 sq.mt. (5374 sq.ft.)  
 FLOOR SPACE INDEX = .608

**FRONT LANDSCAPE AREA**

TOTAL AREA = 167.2 sq.mt. (1800 sq.ft.)  
 HARD LANDSCAPE AREA = 87.7 sq.mt. (944 sq.Ft.)  
 SOFT LANDSCAPE AREA = 79.53 sq.mt. (856 sq.ft.)  
 % SOFT LANDSCAPE AREA = 47.6 %



NO.	REVISIONS	BY	DATE
<p><b>RK ARCHITECTS INC.</b>                      2565 Steeles Ave. East, Unit-14, Suite-201, Brampton, ON, L6T 4L6                      Ph: 647-996-7621 Email: rkarch77@outlook.com</p>			
<p><b>PROPOSED CUSTOM HOUSE AT 1 ROGERS ROAD</b>                      BRAMPTON ONTARIO</p>			
CLIENT: -----			DATE:
DRW BY: RK	CHK BY: RK	SCALE: 1:150	PAPER SIZE: 11 x 17
SITE PLAN			DWG. NO: SP