

**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.

<b>Application Number:</b>	<b>A-2024-0417</b>
<b>Property Address:</b>	<b>23 Oblate Crescent</b>
<b>Legal Description:</b>	<b>Plan 43M1707, Lot 216, Ward 4</b>
<b>Agent:</b>	
<b>Owner(s):</b>	<b>Christopher Martin Spencer, Sytan Ros</b>
<b>Other applications: under the <i>Planning Act</i></b>	<b>nil</b>
<b>Meeting Date and Time:</b>	<b>Tuesday, December 10, 2024, at 9:30 am</b>
<b>Meeting Location:</b>	<b>Hybrid in-person and virtual meeting – Council Chambers, 4<sup>th</sup> Floor Brampton City Hall, 2 Wellington Street West</b>

**Purpose of the Application:**

1. To permit an existing above grade entrance in an interior side yard, used as a principal entrance to a proposed attached ARU, having a height of 0.79 metres to the landing, whereas the by-law requires a maximum height of 0.6 metres to a landing for an above grade entrance, used as a principal entrance to an attached ARU, in a side yard; and
2. To permit an interior side yard setback of 0.35 metres to an existing above grade stair & landing leading to an above grade side entrance, whereas the by-law requires a minimum interior side yard setback of 0.9 metres to any steps or landings for such side entrance.

**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, December 5, 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, December 5, 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).

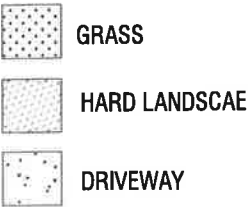
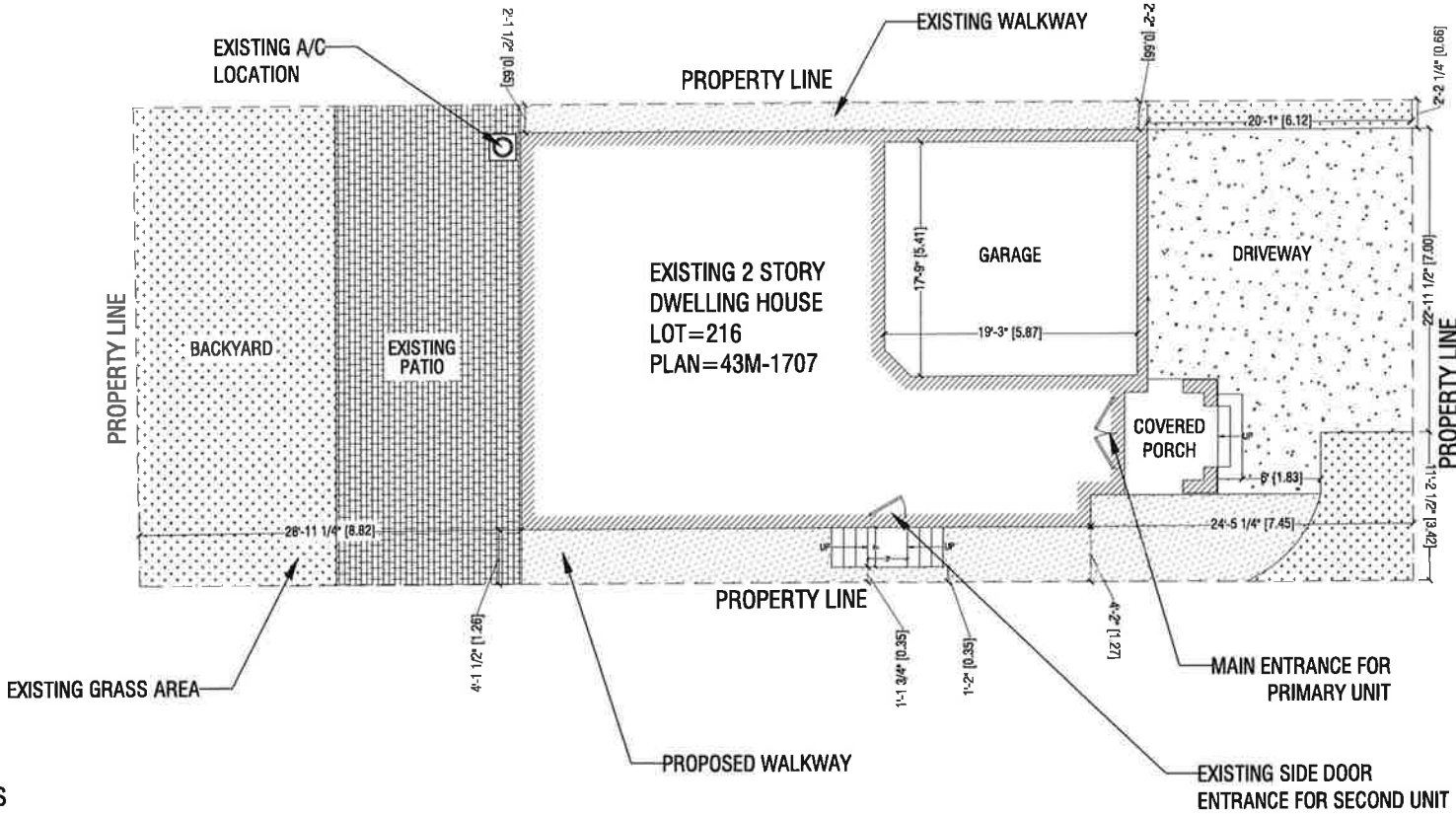
Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. This notice is to be posted by the owner of any land that contains seven or more residential units in a location that is visible to all of the residents.

Dated this 26th day of November 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)

LOT AREA= 3512.44 SF (326.43 SM)  
BUILDING AREA = 1403.69 SF (130.45 SM)  
EXISTING SECOND FLOOR AREA =1193.20SF (110.89 SM)  
EXISTING MAIN FLOOR AREA =898.68 SF (83.52 SM)  
PROPOSED BASEMENT AREA =915.19 SF (85.05 SM)

SITE PLAN  
(WITHOUT MINOR VARIANCE)



OBLATE CRESCENT

GENERAL NOTES:  
- ALL EXISTING SITE CONDITIONS AND ALL DIMENSIONS ON DRAWINGS MUST BE CHECKED AND VERIFIED ON SITE BY CONTRACTOR. ANY VARIANCES OR DISCREPANCIES MUST BE REPORTED TO THE DESIGNER/ENGINEER PRIOR TO COMMENCEMENT OF THE WORK.  
- ALL THE WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH THE LATEST VERSION OF ONTARIO BUILDING CODE AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.  
- ALL FIRE SAFETY SYSTEM TO BE ACTIVE DURING AND AFTER CONSTRUCTION.  
- IF EXISTING CONSTRUCTION IS DAMAGED DURING THE WORK, CONTRACTOR TO MAKE GOOD TO MATCH EXISTING.  
- DO NOT SCALE THE DRAWING.  
- THE DESIGN AND CONTRACT DOCUMENTS ARE THE COPYRIGHT OF THE DESIGNER/ENGINEER AND MAY NOT BE REPRODUCED, REUSED OR ALTERED WITHOUT WRITTEN PERMISSION OF THE DESIGNER/ENGINEER.



01	SCHEMATIC	09.09.24
No.	DESCRIPTION	DATE

PROJECT:  
**23 OBLATE CRES,  
BRAMPTON ONTARIO**

TITLE:  
**SITE PLAN OPTION-B**

CONSULTANT:  
**PAVLO PALAGUT**  
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palagut@gmail.com

DRAWN BY: A.B.K	CHECKED BY: P.P
DATE: 09.09.24	DRAWING NO:
SCALE: 3/32" = 1'	A-1