

NOV 22 2024

Committee of Adjustment

REVISED

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

FILE NUMBER: A-2024-0419

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)** LILANI DE SILVA
Address 91 DESERT SAND DR BRAMPTON, ON, L6R1V6

Phone # 416-262-4949 **Fax #** _____
Email lilani.desilva1@yahoo.ca

2. **Name of Agent** PAVNEET KAUR(NOBLE PRIME SOLUTIONS LTD)
Address 19-2131 WILLIAMS PKWY BRAMPTON ON, L6S 5Z4

Phone # 437-888-1800 **Fax #** _____
Email APPLICATIONS@NOBLELTD.CA

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

1. To permit a two-unit dwelling in a quattroplex
 2. To permit a below grade entrance in the rear yard
 3. To permit a below grade entrance in a quattroplex
 4. To permit a 0.92m wide pedestrian path of travel leading to the principal entrance of an additional residential unit

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

-whereas the by-law does not permit the use;
 -whereas the by-law requires the entire rear yard to be landscaped open space.
 -whereas the by-law does not permit a below grade entrance in a quattroplex
 -whereas the by-law requires an unobstructed pedestrian path of travel having a minimum width of 1.2m leading to the principal entrance of an additional residential unit.

5. **Legal Description of the subject land:**
Lot Number 179
Plan Number/Concession Number M1068
Municipal Address 91 DESERT SAND DR BRAMPTON, ON, L6R1V6

6. **Dimension of subject land (in metric units)**
Frontage 10.00
Depth 43.38
Area 241.73

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.)

N/A

PROPOSED BUILDINGS/STRUCTURES on the subject land:

N/A

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 8.55
Rear yard setback 0
Side yard setback 2.01
Side yard setback 0

PROPOSED

Front yard setback NO CHANGE
Rear yard setback NO CHANGE
Side yard setback NO CHANGE
Side yard setback NO CHANGE

10. Date of Acquisition of subject land: _____
11. Existing uses of subject property: RESIDENTIAL
12. Proposed uses of subject property: RESIDENTIAL
13. Existing uses of abutting properties: RESIDENTIAL
14. Date of construction of all buildings & structures on subject land: _____
15. Length of time the existing uses of the subject property have been continued: _____

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 31st DAY OF October, 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, Pavneet Kaur, OF THE City OF Brampton
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
Region OF Peel
IN THE Province OF _____
Embudo THIS 31st DAY OF
Oct, 2024.

Signature of Applicant or Authorized Agent

[Signature]
A COMMISSIONER OF OATHS
Barrister Solicitor & Notary Public
Commissioner of Oaths in and for Ontario
309 - 50 Sunny Meadow Blvd,
Brampton Ontario L6R 0Y7
Ph# 905-791-2500; Fax # 905-790-7757

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 _____

Date Application Deemed _____

PERMISSION TO ENTER

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 91 Devest sand Drive Brampton

I/We, Lilani De Silva
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 23 day of Oct, 2024



(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

APPOINTMENT AND AUTHORIZATION OF AGENT

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 91 Desert Drive

I/We, Lilani De Silva
please print/type the full name of the owner(s)

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

Noble Prime Solutions Ltd

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 23 day of Oct, 2024



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

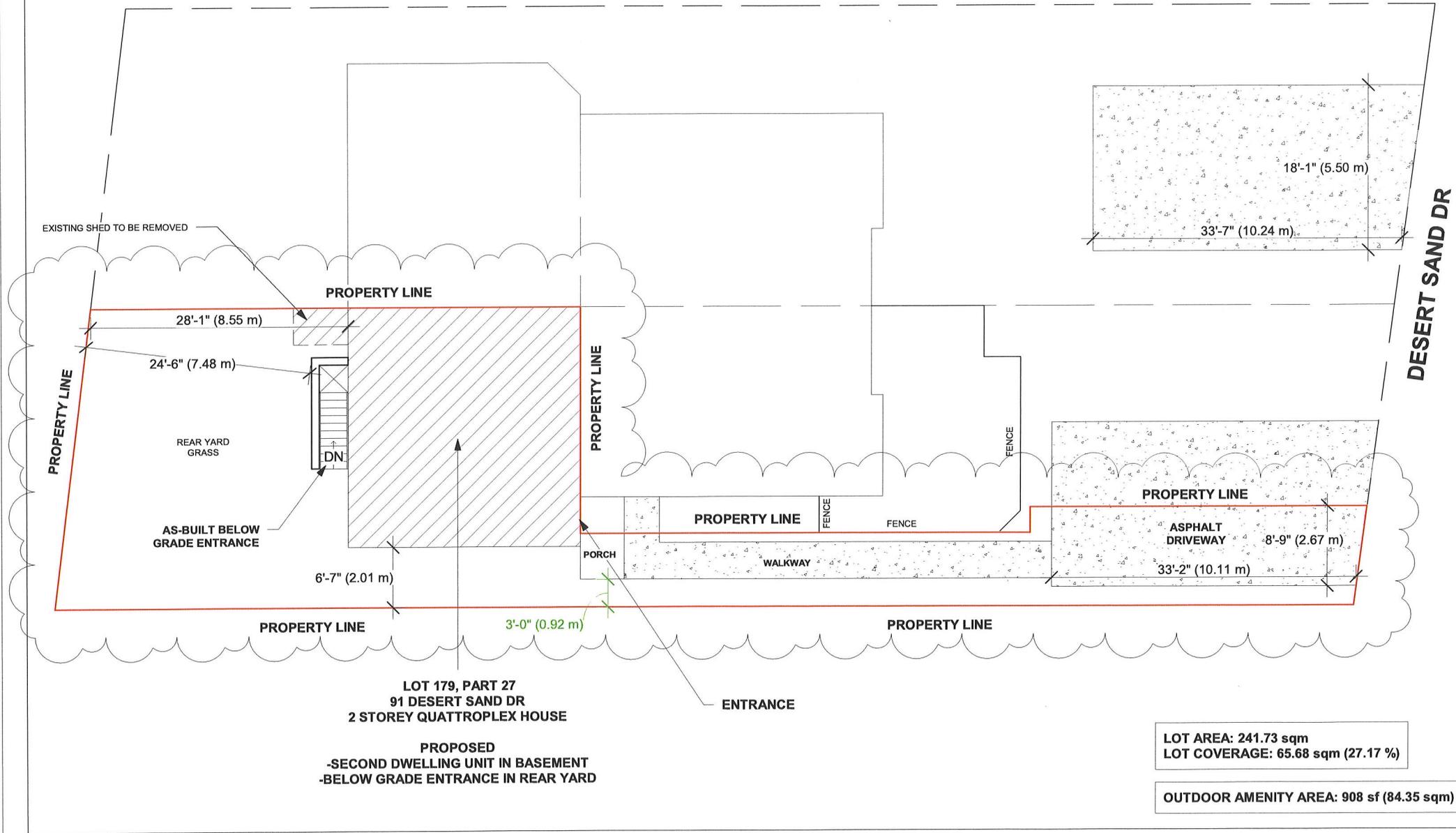
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MINOR VARIANCE

1. To permit a two-unit dwelling in a quattroplex , whereas the by-law does not permit the use;
2. To permit a below grade entrance in the rear yard, whereas the by-law requires the entire rear yard to be landscaped open space.
3. To permit a below grade entrance in a quattroplex, whereas the by-law does not permit a below grade entrance in a quattroplex.
4. To permit a 0.92m wide pedestrian path of travel leading to the principal entrance of an additional residential unit, whereas the by-law requires an unobstructed pedestrian path of travel having a minimum width of 1.2m leading to the principal entrance of an additional residential unit.



SITE PLAN

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.
CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

STAMP

01 ISSUED FOR VARIANCE OCT 29/24

ADDRESS:
91 DESERT SAND DR,
BRAMPTON, ON.

DRAWN BY: NK CHECKED BY: TR
PROJECT NUMBER: 24R-31021

NOBLE PRIME SOLUTIONS LTD
2131 WILLIAMS PARKWAY
UNIT 19,
BRAMPTON, ON
info@nobleltd.ca
(437) 888 1800

DATE: OCT 29/24

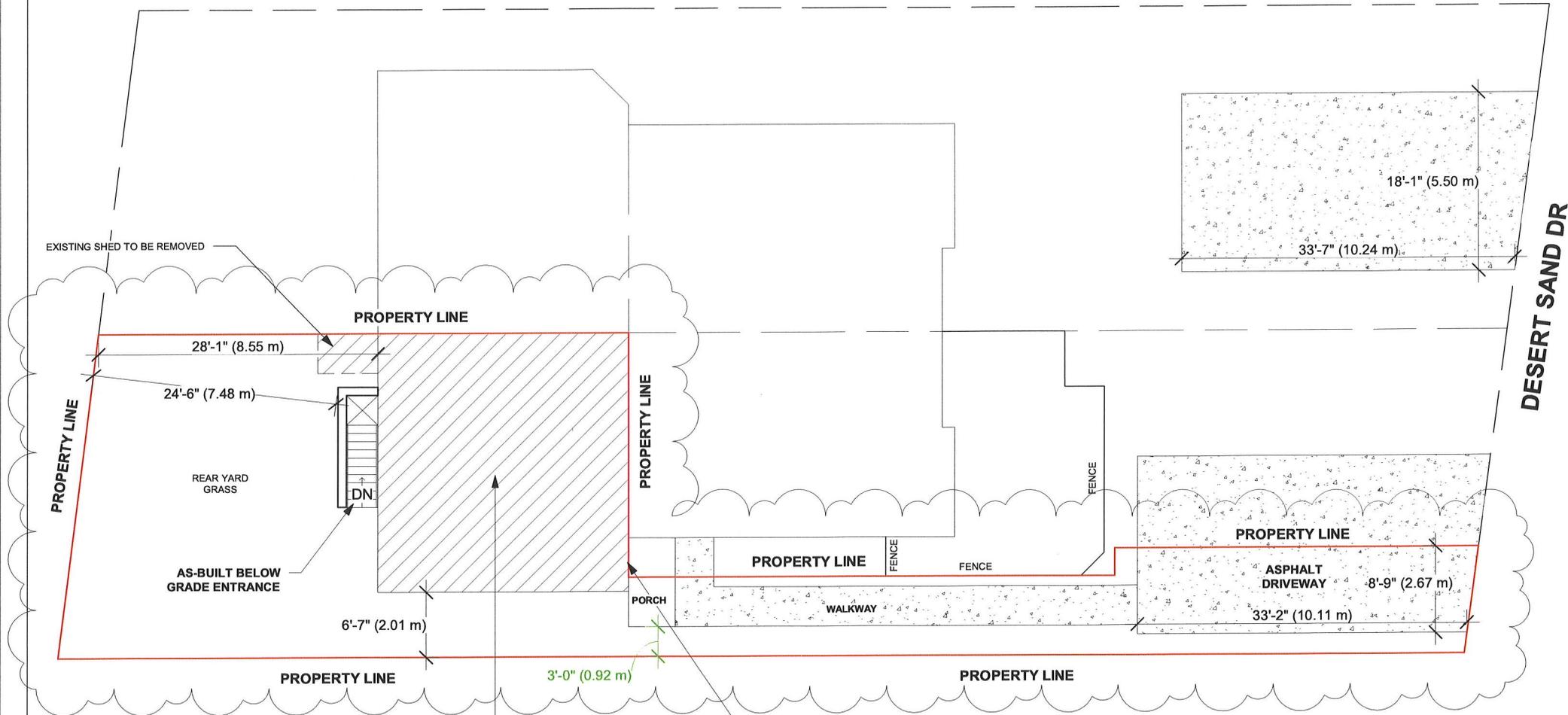
DWG No:

SCALE: 1 : 130

A-1

MINOR VARIANCE

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LOT 179, PART 27
 91 DESERT SAND DR
 2 STOREY QUATTROPLEX HOUSE

PROPOSED
 -SECOND DWELLING UNIT IN BASEMENT
 -BELOW GRADE ENTRANCE IN REAR YARD

LOT AREA: 241.73 sqm
 LOT COVERAGE: 65.68 sqm (27.17 %)

OUTDOOR AMENITY AREA: 908 sf (84.35 sqm)

SITE PLAN

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.
 CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

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REVISED RECEIVED

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 91 DESERT SAND DR,
 BRAMPTON, ON.

DRAWN BY: NK CHECKED BY: TR
 PROJECT NUMBER: 24R-31021

NOBLE PRIME SOLUTIONS LTD
 2131 WILLIAMS PARKWAY
 UNIT 19,
 BRAMPTON, ON
 info@nobleltd.ca
 (437) 888 1800

DATE: OCT 29/24 DWG No:
 SCALE: 1 : 130 **A-1**

NOV 21 2024

Committee of Adjustment

Revised.

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FILE NUMBER: A-2024-0419

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 (Please read Instructions)

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Phone # 416-262-4949 **Fax #** _____
Email lilani.desilva1@yahoo.ca

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Address 19-2131 WILLIAMS PKWY BRAMPTON ON, L6S 5Z4

Phone # 437-888-1800 **Fax #** _____
Email APPLICATIONS@NOBLELTD.CA

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

-TO PERMIT A SECOND DWELLING UNIT IN A QUATTROPLEX HOUSE
 -TO PERMIT A BELOW GRADE ENTRANCE IN A QUATTROPLEX
 -TO PERMIT A SECOND DWELLING UNIT WITH 0.92 M AS A MINIMUM PATH OF TRAVEL

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

-WHEREAS ZONING BY LAW DOES NOT PERMIT A SECOND DWELLING UNIT IN A QUATTROPLEX HOUSE
 -WHEREAS THE BY-LAW ONLY PERMITS A BELOW GRADE ENTRANCE IN A SINGLE DETACHED, SEMI-DETACHED TOWNHOUSE DWELLING OR A TWO UNIT DWELLING
 -WHEREAS ZONING BY LAW REQUIRES 1.2M AS MINIMUM PATH OF TRAVEL FOR A

5. **Legal Description of the subject land:**
Lot Number 179
Plan Number/Concession Number M1068
Municipal Address 91 DESERT SAND DR BRAMPTON, ON, L6R1V6

6. **Dimension of subject land (in metric units)**
Frontage 10.00
Depth 43.38
Area 241.73

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.)

N/A

PROPOSED BUILDINGS/STRUCTURES on the subject land:

N/A

- 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	8.55
Rear yard setback	0
Side yard setback	2.01
Side yard setback	0

PROPOSED

Front yard setback	NO CHANGE
Rear yard setback	NO CHANGE
Side yard setback	NO CHANGE
Side yard setback	NO CHANGE

- 10. Date of Acquisition of subject land: _____

- 11. Existing uses of subject property: RESIENTIAL

- 12. Proposed uses of subject property: RESIENTIAL

- 13. Existing uses of abutting properties: RESIENTIAL

- 14. Date of construction of all buildings & structures on subject land: _____

- 15. Length of time the existing uses of the subject property have been continued: _____

- 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 _____
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Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Brampton
THIS 31st DAY OF October, 2024.

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I, Pavneet Kaur, OF THE City OF Brampton
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

Region OF Peel
IN THE Province OF _____
Ember THIS 31st DAY OF
Oct, 2024.

Signature of Applicant or Authorized Agent

[Signature]
A ~~GRUINER~~ GRUINER ARORA
Barrister Solicitor & Notary Public
Commissioner of Oaths in and for Ontario
309 - 50 Sunny Meadows Blvd,
Brampton Ontario L6R 0Y7
Ph# 905-791-2500; Fax # 905-790-7757

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 _____

Date Application Deemed _____

PERMISSION TO ENTER

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2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 91 Dearest sand Drive Brampton

I/We, Lilani De Silva
please print/type the full name of the owner(s)

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

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To: The Secretary-Treasurer
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2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 91 Desert Drive

I/We, Lilani De Silva
please print/type the full name of the owner(s)

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

Noble Prime Solutions Ltd
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.

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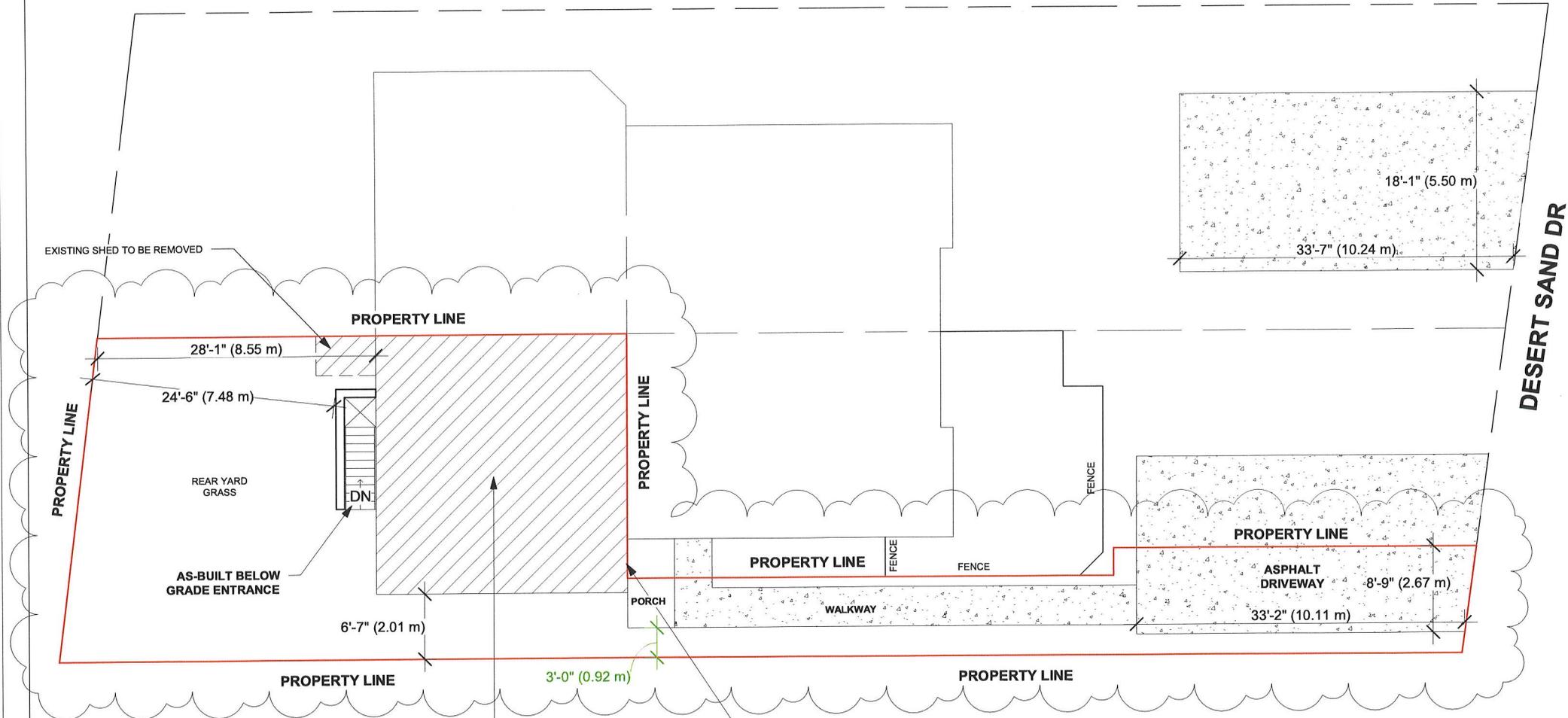
Committee of Adjustment

MINOR VARIANCE

-TO PERMIT A SECOND DWELLING UNIT IN A QUATTROPLEX HOUSE, WHEREAS ZONING BY LAW DOES NOT PERMIT A SECOND DWELLING UNIT IN A QUATTROPLEX HOUSE;

-TO PERMIT A BELOW GRADE ENTRANCE IN A QUATTROPLEX, WHEREAS THE BY-LAW ONLY PERMITS A BELOW GRADE ENTRANCE IN A SINGLE DETACHED, SEMI-DETACHED TOWNHOUSE DWELLING OR A TWO UNIT DWELLING;

-TO PERMIT A SECOND DWELLING UNIT WITH 0.92 M AS A MINIMUM PATH OF TRAVEL, WHEREAS ZONING BY LAW REQUIRES 1.2M AS MINIMUM PATH OF TRAVEL FOR A SECOND DWELLING UNIT.



LOT 179, PART 27
 91 DESERT SAND DR
 2 STOREY QUATTROPLEX HOUSE

PROPOSED
 -SECOND DWELLING UNIT IN BASEMENT
 -BELOW GRADE ENTRANCE IN REAR YARD

LOT AREA: 241.73 sqm
 LOT COVERAGE: 65.68 sqm (27.17 %)

OUTDOOR AMENITY AREA: 908 sf (84.35 sqm)

SITE PLAN

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.
 CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

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 2131 WILLIAMS PARKWAY
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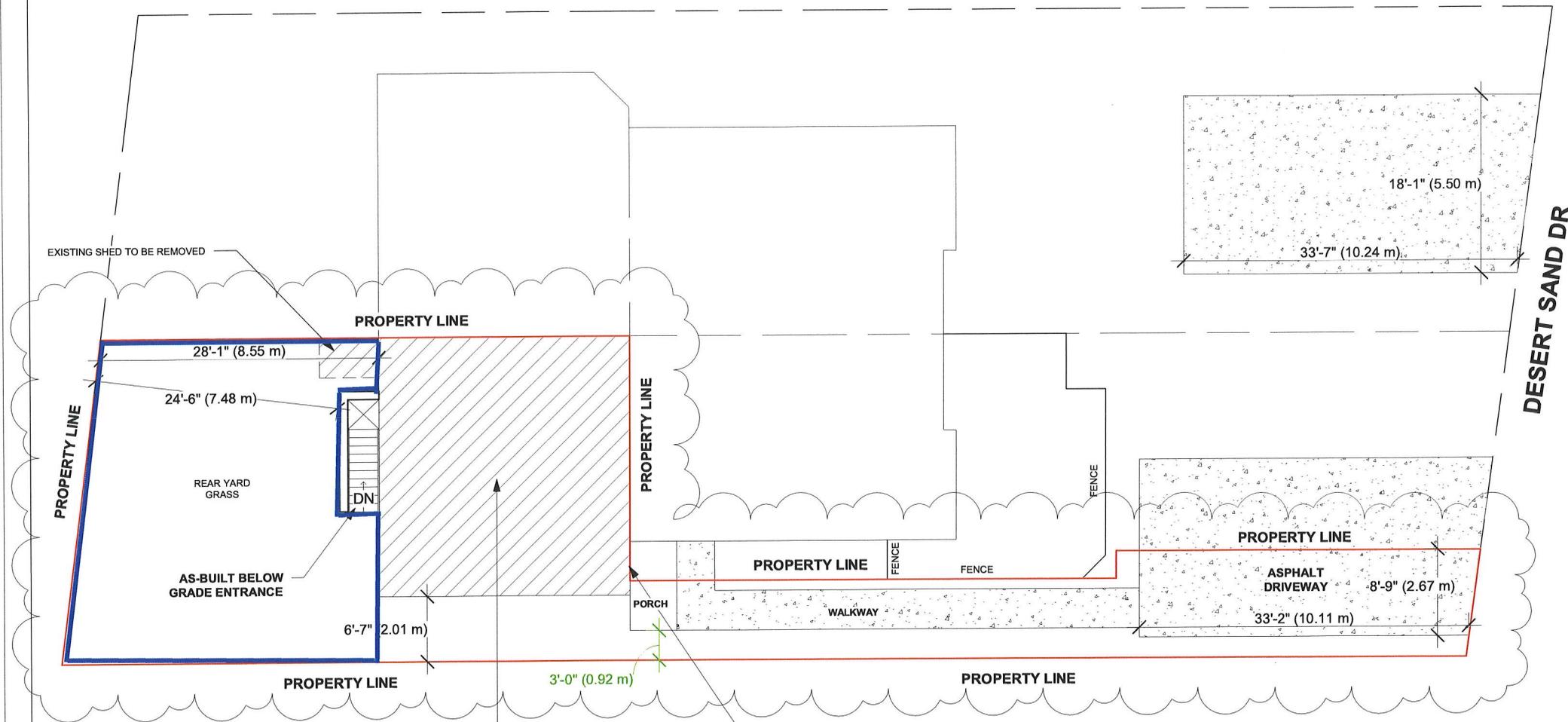
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Rear yard setback	0	_____
Side yard setback	2.01	_____
Side yard setback	0	_____

PROPOSED

Front yard setback	NO CHANGE	_____
Rear yard setback	NO CHANGE	_____
Side yard setback	NO CHANGE	_____
Side yard setback	NO CHANGE	_____

- 10. Date of Acquisition of subject land: _____

- 11. Existing uses of subject property: RESIENTIAL

- 12. Proposed uses of subject property: RESIENTIAL

- 13. Existing uses of abutting properties: RESIENTIAL

- 14. Date of construction of all buildings & structures on subject land: _____

- 15. Length of time the existing uses of the subject property have been continued: _____

- 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 31st DAY OF October, 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, Pavneet Kaur, OF THE City OF Brampton
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
Region OF Peel
IN THE Province OF
Ontario THIS 31st DAY OF
Oct, 2024.

Signature of Applicant or Authorized Agent

[Signature]
A COMMISSIONER OF OATHS
Barrister Solicitor & Notary Public
Commissioner of Oaths in and for Ontario
309 - 50 Sunny Meadow Blvd,
Brampton Ontario L6R 0Y7
Ph# 905-791-2500; Fax # 905-790-7757

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 Nov 6, 2024
Date Application Deemed _____
VL

PERMISSION TO ENTER

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 91 Derest sand Drive Brampton

I/We, Lilani De Silva
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 23 day of Oct, 2024



(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

APPOINTMENT AND AUTHORIZATION OF AGENT

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 91 Desert Drive

I/We, Lilani De Silva
please print/type the full name of the owner(s)

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

Noble Prime Solutions Ltd
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 23 day of Oct, 2024



(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.

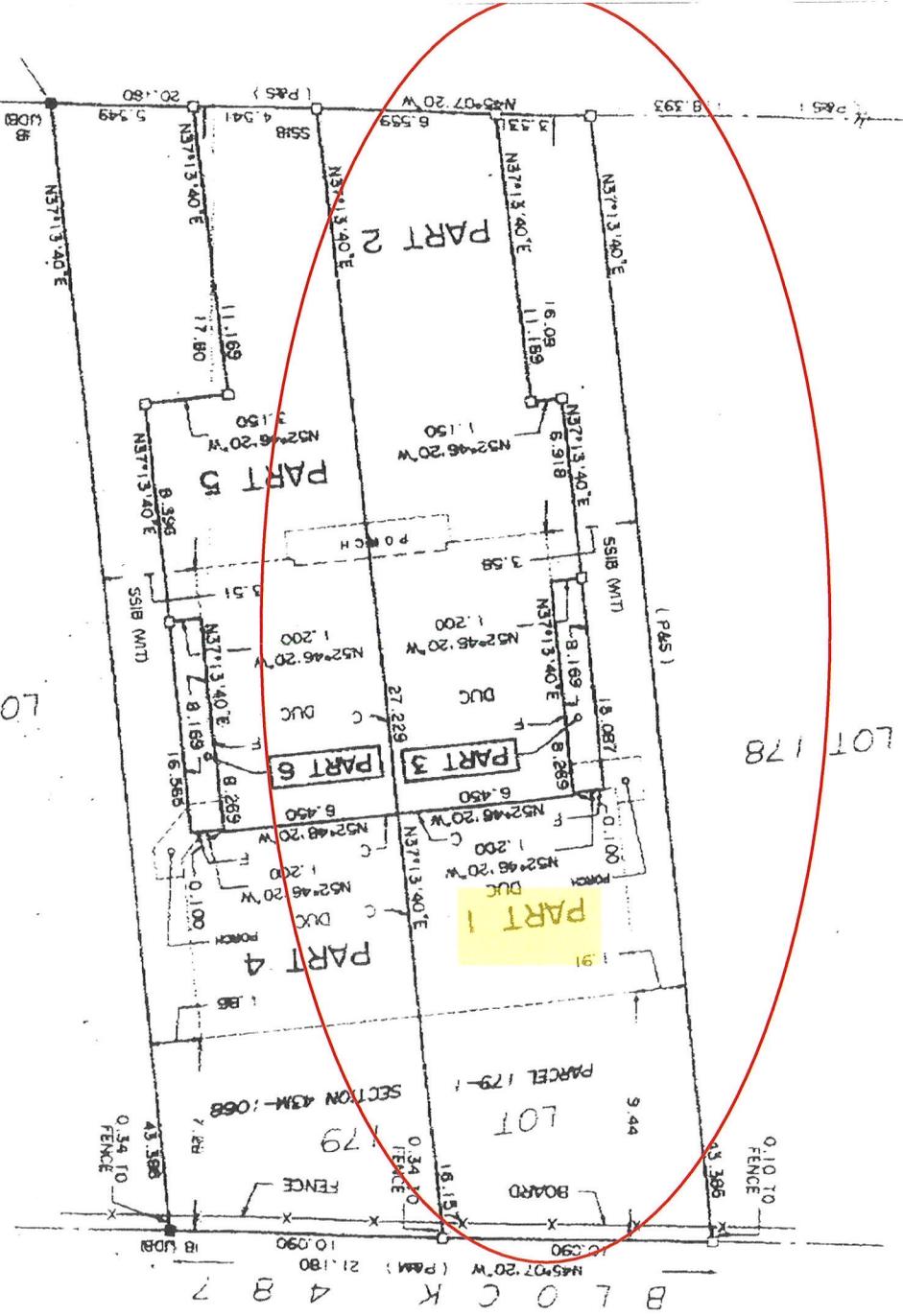
NOTE: Unit owners within a Peel Standard Condominium Corporation are to secure authorization from the Directors of the Condominium Corporation in a form satisfactory to the City of Brampton, prior to submission of an application. Signatures from all Members of the Board of Directors are required.

Jan. 3. 2008 3:20PM

OCTAGON REALTY INC

No. 0518 P. 5

5
1
9
F
B



A=2.570
 R=20.000
 C=2.868
 L=2.868
 R48°56'30\"/>

**DOCUMENTS RELEASED PURSUANT TO A REQUEST
 UNDER THE
 MUNICIPAL FREEDOM OF INFORMATION AND
 PROTECTION OF PRIVACY ACT R.S.O. 1990c. M56
 COPYRIGHT ACT R.S., 1985, c. C-42 APPLIES TO THE
 USE AND REPRODUCTION OF THESE DOCUMENTS**

SURVEYOR'S COPY

I REQUIRE THIS PLAN
TO BE DEPOSITED UNDER
THE LAND TITLES ACT

DATE *DECEMBER 8, 1995*

David Black

DAVID A. BLACK
ONTARIO LAND SURVEYOR

PLAN 43R-21345

RECEIVED AND DEPOSITED

DATE *December 8, 1995.*

J. Maddison

~~ASSISTANT~~ LAND REGISTRAR FOR THE
LAND TITLES DIVISION OF
PEEL (No 43)

PARTS 1,2,3,4,5 AND 6 - ALL OF PARCEL 179-1 SECTION 43M-1068
PARTS 7,8,9,10,11 AND 12 - PART OF PARCEL 186-1 SECTION 43M-1068

PLAN OF SURVEY OF
LOT 179 AND PART OF LOT 186
REGISTERED PLAN 43M-1068
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 250

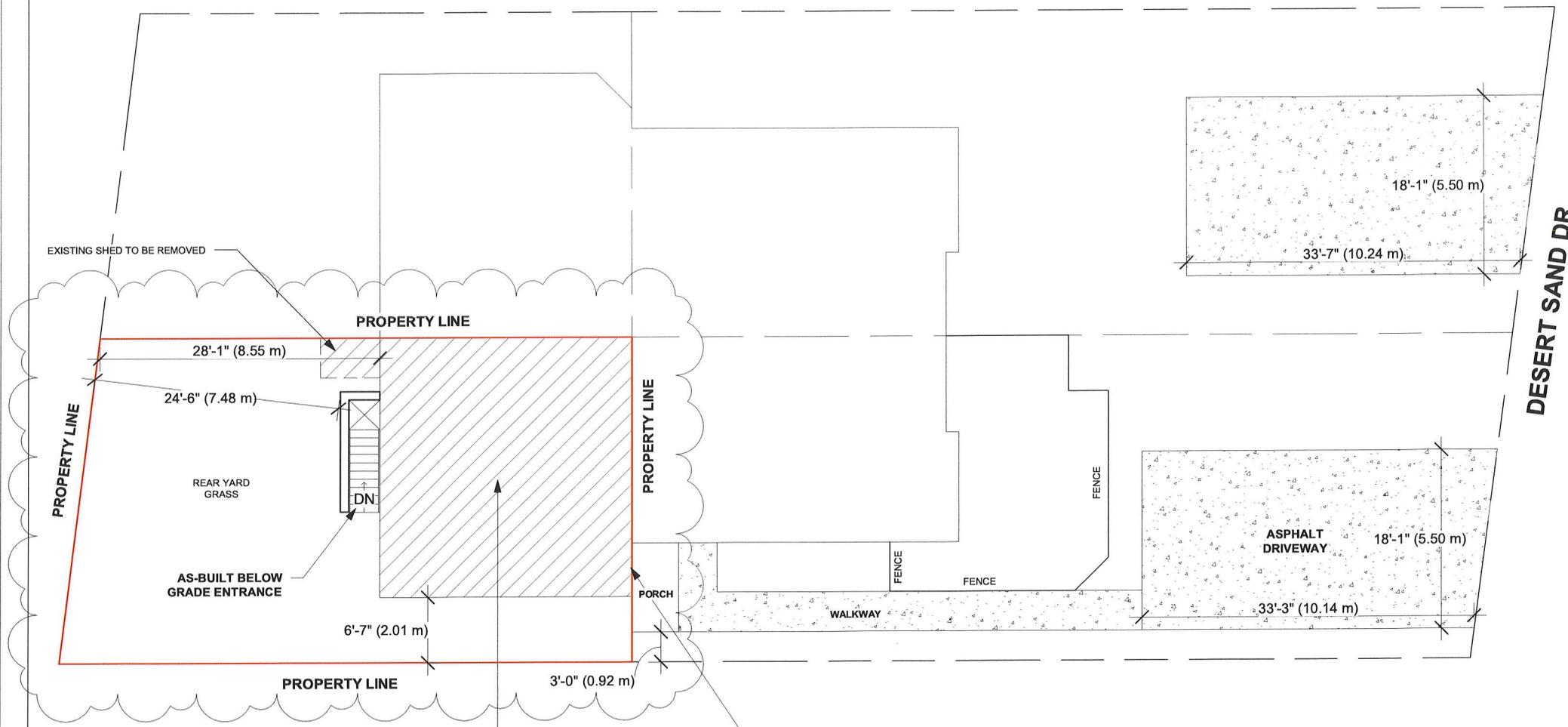


J. D. BARNES LIMITED
1995

MINOR VARIANCE

-TO PERMIT A SECOND DWELLING UNIT IN A QUATTROPLEX HOUSE, WHEREAS ZONING BY LAW DOES NOT PERMIT A SECOND DWELLING UNIT IN A QUATTROPLEX HOUSE;

-TO PERMIT A BELOW GRADE ENTRANCE IN A QUATTROPLEX, WHEREAS THE BY-LAW ONLY PERMITS A BELOW GRADE ENTRANCE IN A SINGLE DETACHED, SEMI-DETACHED TOWNHOUSE DWELLING OR A TWO UNIT DWELLING.



LOT 179, PART 27
91 DESERT SAND DR
2 STOREY QUATTROPLEX HOUSE

PROPOSED
-SECOND DWELLING UNIT IN BASEMENT
-BELOW GRADE ENTRANCE IN REAR YARD

SITE PLAN

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.
CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

STAMP

01 ISSUED FOR VARIANCE OCT 29/24

ADDRESS:
91 DESERT SAND DR,
BRAMPTON, ON.

DRAWN BY: NK CHECKED BY: TR
PROJECT NUMBER: 24R-31021

NOBLE PRIME SOLUTIONS LTD
2131 WILLIAMS PARKWAY
UNIT 19,
BRAMPTON, ON
info@nobleltd.ca
(437) 888 1800

DATE: OCT 29/24 DWG No: A-1
SCALE: 1 : 130

Zoning Non-compliance Checklist

File No. A-2024- 0419

Applicant: Lilani Desilva
 Address: 91 desert sand
 Zoning: R2B - 523
 By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE	To permit a two-unit dwelling in a quattroplex	Whereas the by-law does not permit the use	523.1
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT/ SIDE / REAR			
BELOW GRADE ENTRANCE	To permit a below grade entrance in the rear yard	Whereas the by-law requires the entire rear yard to be landscaped open space	523.2(10)
SIDE DOOR			
COVERAGE			
PARKING			
DRIVEWAY			
ACCESSORY STRUCTURE			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH			
LANDSCAPE OPEN SPACE			
SCHEDULE 'C'			
FENCE			
OUTSIDE STORAGE			

L.Barbuto
 Reviewed by Zoning

November 1, 2024
 Date