



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

FILE NUMBER: A-2024-0422

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)** Adward Asei | Flurins Audeshu
Address 42 Keith Monkman Wy, Brampton, ON L7A 0G7

Phone # 416 834 2739 **Fax #** _____
Email adwardasei00@gmail.com

2. **Name of Agent** Ravinder Singh
Address 121 Queen Street W, Brampton, ON

Phone # 416 400 7812 **Fax #** _____
Email urbanbuildingdesigns@gmail.com

3. **Nature and extent of relief applied for (variances requested):**
TO PERMIT A MINIMUM REAR YARD SETBACK OF 3.10M WHEREAS BY-LAW PERMITS MINIMUM 3.5M REAR YARD SETBACK TO A DECK OFF THE MAIN FLOOR (SECTION 2556.2 (6) (C))

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

5. **Legal Description of the subject land:**
Lot Number 262
Plan Number/Concession Number 43M-2058
Municipal Address 42 Keith Monkman Wy, Brampton, ON L7A 0G7

6. **Dimension of subject land (in metric units)**
Frontage 12.48M
Depth 27.00M
Area 336.95 SQMT

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.)

TWO UNIT RESIDENTIAL DWELLING

PROPOSED BUILDINGS/STRUCTURES on the subject land:

REAR YARD WOODEN DECK

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	1.59M
Rear yard setback	6M
Side yard setback	1.26M
Side yard setback	0.65M

PROPOSED

Front yard setback	1.59M
Rear yard setback	3.10M (DECK)
Side yard setback	1.26M
Side yard setback	0.65M

10. Date of Acquisition of subject land: 2021
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: 2021
15. Length of time the existing uses of the subject property have been continued: 3

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 _____

Ravinder Singh

Signature of Applicant(s) or Authorized Agent

DATED AT THE City _____ OF Brampton _____

THIS 5th DAY OF November, 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, Ravinder Singh, 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

City OF Brampton

IN THE Region OF

Peel THIS 6th DAY OF

November, 2024

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

Ravinder Singh

Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Expires September 20, 2026

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

R1F-9-2556

This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.

Shiza Athar

Zoning Officer

2024/11/06

Date

DATE RECEIVED

Nov 6, 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

LOCATION OF THE SUBJECT LAND: 42 Keith Monkman Wy, Brampton, ON L7A 0G7

I/We, Adward Asei | Flurins Audeshu
please print/type the full name of the owner(s)

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

Ravinder Singh
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 05 day of November, **20**²⁴.

Adward Asei Flurins Audeshu

(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

LOCATION OF THE SUBJECT LAND: 42 Keith Monkman Wy, Brampton, ON L7A 0G7

I/We, Adward Asei | Flurins Audeshu
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 05 day of November, 20²⁴.

Adward Asei Flurins Audeshu

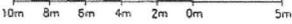
(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

(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.

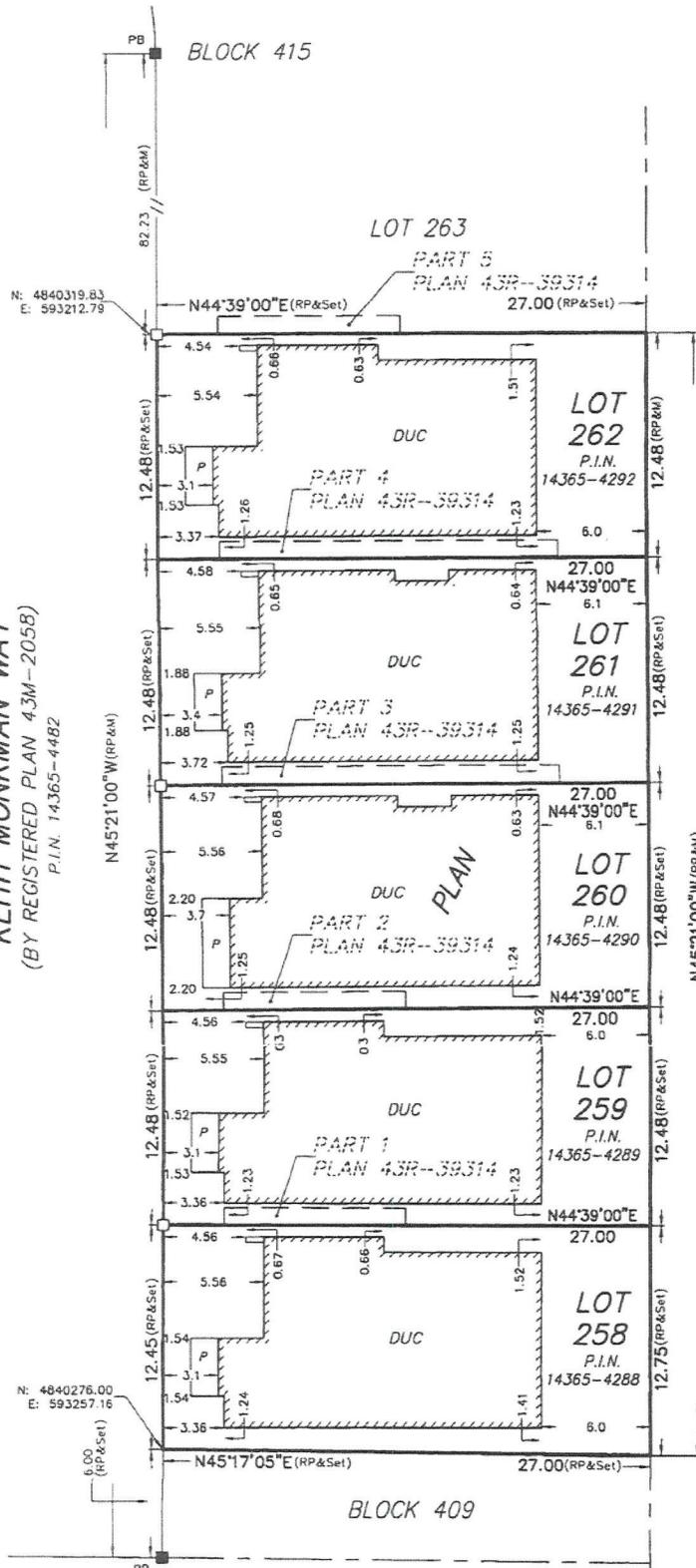
NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION

SURVEYOR'S REAL PROPERTY REPORT - PART 1
 PLAN OF
 LOTS 258 to 262 INCLUSIVE
 REGISTERED PLAN 43M-2058
 CITY of BRAMPTON
 REGIONAL MUNICIPALITY OF PEEL
 SCALE 1 : 300
 YOUNG & YOUNG SURVEYING
 (ETOBICOKE 2008) INC.
 © COPYRIGHT 2020



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

KEITH MONKMAN WAY
 (BY REGISTERED PLAN 43M-2058)
 P.I.N. 14365-4482



43M-2058

BLOCK 410

ASSOCIATION OF ONTARIO LAND SURVEYORS
 PLAN SUBMISSION FORM
 2142519



THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR in accordance with Regulation 1026, Section 29(3).

BEARING NOTE

SPECIFIED CONTROL POINTS (SCPs): UTM ZONE 17, NAD83 (ORIGINAL). COORDINATES ARE TO AN URBAN ACCURACY AS PER O. REG. 216/10, s. 14 (2). BEARINGS SHOWN HEREON ARE GRID BEARINGS DERIVED FROM SPECIFIED CONTROL POINTS 01019840188 AND 01019840167 AND ARE REFERRED TO UTM ZONE 17, NAD83 (ORIGINAL).

SCP	NORTHING	EASTING
SCP 01019840169	4839071.372	592735.586
SCP 01019840167	4840746.142	592953.204

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

DISTANCE NOTE

DISTANCES SHOWN HEREON ARE GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 0.999676

METRIC

DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON THE 25th DAY OF SEPTEMBER, 2020.

OCTOBER 09, 2020.

DATE

Chris Beresiewicz
 CHRIS BERESIEWICZ
 ONTARIO LAND SURVEYOR

LEGEND

□	DENOTES	SURVEY MONUMENT SET
■	DENOTES	SURVEY MONUMENT FOUND
N,S,E,W	---	NORTH,SOUTH,EAST,WEST
M	---	MEASURED
PB	---	PLASTIC BAR
P.I.N.	---	PROPERTY IDENTIFIER NUMBER
DUC	---	DWELLING UNDER CONSTRUCTION
RP	---	REGISTERED PLAN 43M-2058
P	---	PORCH

NOTE

ALL FOUND SURVEY MONUMENTS ARE BY RADY-PENTEK & EDWARD SURVEYING LTD., O.L.S. ALL SET SURVEY MONUMENTS ARE IRON BARS UNLESS NOTED OTHERWISE

THIS PLAN WAS PREPARED FOR FIELDGATE HOMES

PART 2 - SURVEY REPORT

- REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY: NONE
- THIS PLAN DOES NOT CERTIFY COMPLIANCE WITH ZONING BY-LAWS



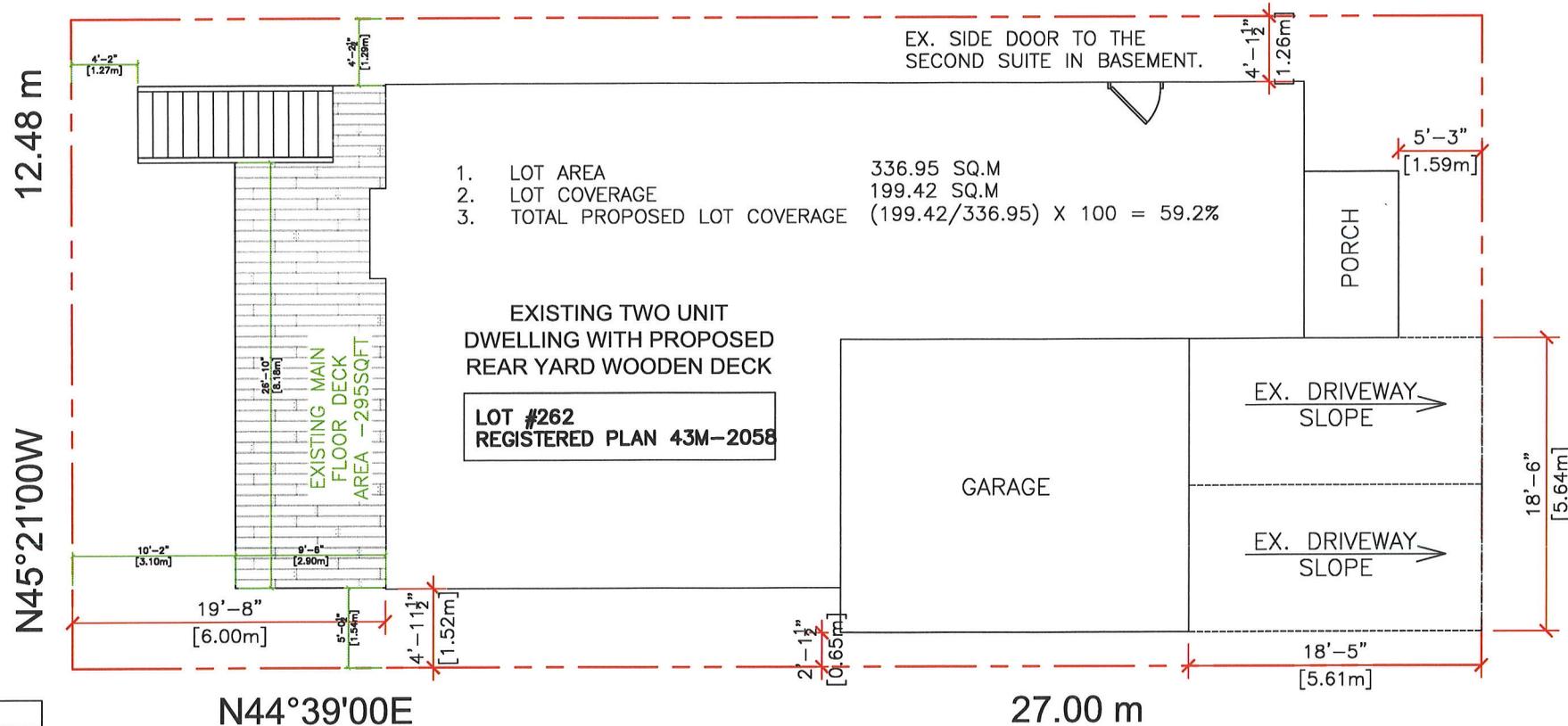
YOUNG & YOUNG
 SURVEYING (ETOBICOKE 2008) INC.

310 North Queen St., Unit 102, Toronto ON M9C-5K4
 Tel: (416) 621-2678 - Fax: (416) 621-3360
 E-MAIL: info@youngandyoung.ca

DRAWN: RJM CHECKED: C.B. PROJECT 18-T9902

MINOR VARIANCE APPLICATION-

- TO PERMIT A MINIMUM REAR YARD SETBACK OF 3.10M WHEREAS BY-LAW PERMITS MINIMUM 3.5M REAR YARD SETBACK TO A DECK OFF THE MAIN FLOOR (SECTION 2556.2 (6) (C))



SITE DATA	
ZONING	R1F-2556
PLAN NUMBER	43M-2058
LOT AREA	336.95 m ²
DEPTH	27.00 m
FRONTAGE	12.48 m



No.	REVISION	No.	Project Address/Name: 42 Keith Monkman Way Brampton, ON L9N 1R3	Qualification: The undersigned has reviewed and takes responsibility of this design, as well as having the qualifications & requirements mandated by O.B.C. to be a designer.	Sheet Title: A101: SITE PLAN	Coordinated by: RAVINDER SINGH					
1			Client Name & Address: Adward Asei 42 Keith Monkman Way Brampton, ON	Ravinder Singh 120573	Urban Developers Inc. 202392 B.C.I.N.	Contact: (416) 400 - 7812 urbanbuildingdesigns@gmail.com www.urbanbuildingdesigns.com					
2		CONFORM TO REQUIREMENTS OF THE ONTARIO BUILDING CODE AND THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS. OWNER, BUILDER/CONTRACTOR SHALL FOLLOW ALL PLANS, SECTIONS & DETAILS AS PER INDICATED. COORDINATOR SHALL TAKE NO RESPONSIBILITY FOR THE CONSTRUCTION OF THE PROJECT. ALL WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH ALL BY-LAWS AND CODES HAVING JURISDICTION OVER THIS SITE LOCATION. ALL DIMENSIONS AND INFORMATION SHALL BE CHECKED AND VERIFIED ON THE JOB AND ANY VARIANCES OR DISCREPANCIES MUST BE REPORTED TO THE COORDINATOR TO RELATE TO ENGINEER BY PHONE AND SUBSEQUENT WRITTEN CONFIRMATION, PRIOR TO COMMENCEMENT OF THE WORK. THESE DRAWINGS MUST NOT BE SCALED, THE DESIGN AND CONTRACT DOCUMENTS FOR THIS PROJECT ARE THE COPYRIGHT PROPERTY OF THE COORDINATOR, AND MAY NOT BE REPRODUCED, ALTERED OR REUSED WITHOUT THE COORDINATOR WRITTEN AUTHORITY.		Name 05 Nov. 2024 B.C.I.N.		Date: 05 OCT 2024	Scale: SCALE : AS NOTED ABOVE	Drawn by: RS	Checked by: -	Quotation No. UBD2024-219	Project No. UBD202410A219
DEFAULT SHEET SIZE : 17x11											



Zoning Non-compliance Checklist

File No.

A 2024-0422

Applicant: Ravinder Singh
 Address: 42 Keith Monkman Way
 Zoning: R1F-9-2556
 By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT / SIDE / REAR			
BUILDING SIZE			
BUILDING HEIGHT			
COVERAGE			
BELOW GRADE ENTRANCE			
ACCESSORY STRUCTURE SETBACKS			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
GARAGE WIDTH			
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
TWO-UNIT DWELLING			
SCHEDULE "C"			
DECK	To permit a rear yard setback of 3.1m to an existing deck,	whereas the by-law requires a minimum rear yard setback of 3.5m to a deck off the main floor.	2556.2 (6) (c)

Shiza Athar

Reviewed by Zoning

2024/11/06

Date