



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

FILE NUMBER: A-2024-0425

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)** Lovepreet Bhullar & Gurmeet Kaur
Address 74 Traverston Court, Brampton

Phone # 647 448 4545 **Fax #** _____
Email labbibhullar77@gmail.com

2. **Name of Agent** Anju Bhutani
Address 18 Sparrow Court, Brampton, Ontario

Phone # 647 654 8500 **Fax #** _____
Email abhutani@cheerful.com

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

Variance needed to park oversized vehicle in the driveway.

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

Zoning By-Law 270-2004 prohibits parking of oversized vehicle in residential area.

5. **Legal Description of the subject land:**
Lot Number 195 Part 5
Plan Number/Concession Number M 101
Municipal Address 74 Traverston Court

6. **Dimension of subject land (in metric units)**
Frontage 9.14 M
Depth 30.48M
Area 278.59 SQ.M.

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 Dwelling Unit Detached House

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	7.02
Rear yard setback	7.79
Side yard setback	0.96
Side yard setback	1.27

PROPOSED

Front yard setback	_____
Rear yard setback	_____
Side yard setback	_____
Side yard setback	_____

10. Date of Acquisition of subject land: April 2023

11. Existing uses of subject property: Two Unit Dwelling

12. Proposed uses of subject property: Two Unit Dwelling

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 _____

Anju Bhutani
Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Brampton
THIS 6 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, Anju Bhutani, 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 6 DAY OF
November, 2024

Anju Bhutani
Signature of Applicant or Authorized Agent

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

Expires September 20, 2026	
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 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: 74 Traverston Court

I/We, Lovepreet Bhullar And Gurneet Kaur
please print/type the full name of the owner(s)

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

Anju Bhutani ^{Anju Bhutani}
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 22 day of May 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.

PERMISSION TO ENTER

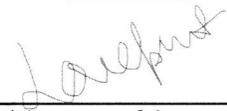
To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2
coa@brampton.ca

LOCATION OF THE SUBJECT LAND: 74 Traverston Court

I/We, Lovepreet Bhullar & Gurneet Kaur
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 22²² day of May 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

PLAN OF SURVEY OF
LOTS 194 AND 195, PLAN M-101
 CITY OF BRAMPTON, REGIONAL MUNICIPALITY OF PEEL
 (FORMERLY TOWNSHIP OF CHINGUACOUSY, COUNTY OF PEEL)
 SCALE 1" = 20'
 MARSHALL MACKLIN MONAGHAN LIMITED
 ONTARIO LAND SURVEYORS
 1976

LT 2989

PLAN 43R-4800

Approved JAN. 12/1977
M. A. S.
 ASSISTANT EXAMINER OF SURVEYS

PLAN 43R 4800
 Recorded under No. 112492
 Registered March 3, 1977
J. S. Foster
 LAND REGISTRAR

PARTS 1 to 6 BOTH INCLUSIVE: Part of Parcel Plan-1, Section M-101

PART	LOT	PLAN	AREA
1	194	M-101	35.50 SQ FT
2	194	"	29.50 " "
3	195	"	29.06 " "
4	195	"	9.4 " "
5	195	"	9.4 " "
6	195	"	29.06 " "

□ denotes Standard Iron Bar (1"sq. x 4' long)
 ■ " " Iron Bar (5/8" sq x 2' long)
 ■ " " Iron Bar (5/8" round X 2' long)
 FD. " " Found
 Bearings shown hereon are astronomic and are referred to the N 29° 49' 20" E of the easterly limit of Traverston Court in accordance with Plan M-101.

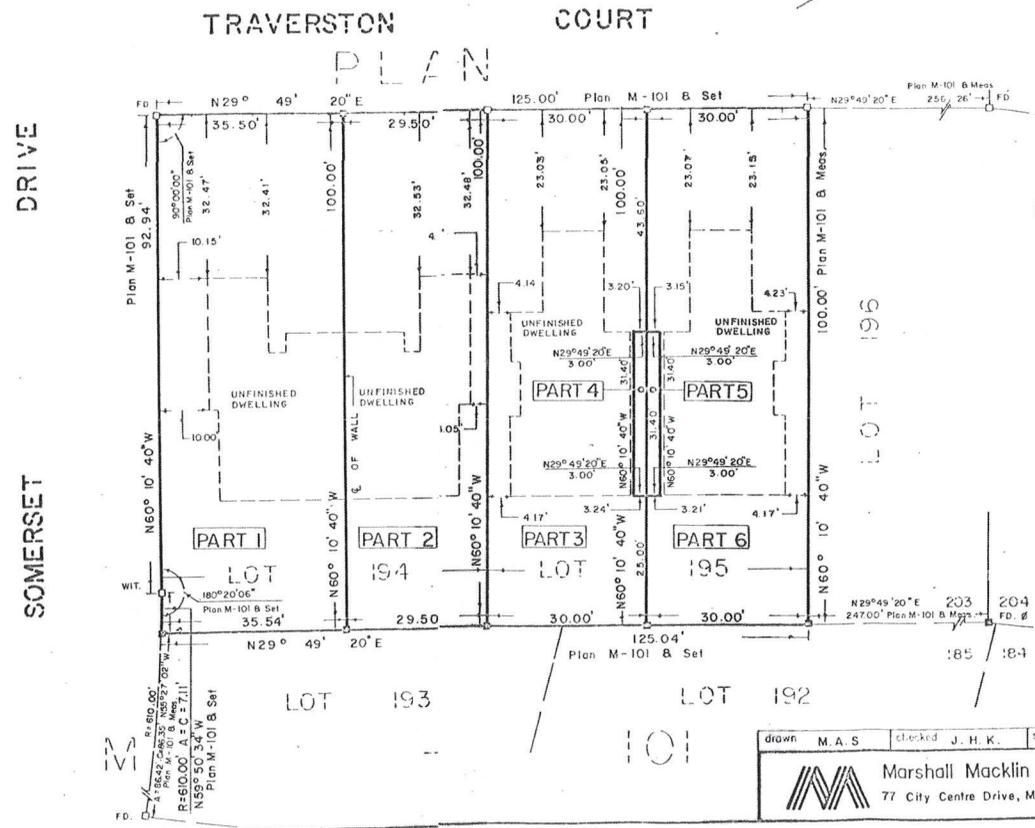
ALL HANGING LINES HAVE BEEN VERIFIED
 ALL TIES WERE TAKEN TO CONCRETE FOUNDATION.

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY
 1. That this survey and plan are correct and in accordance with The Surveys Act and The Land Titles Act and the regulations made thereunder;
 2. That I was present at and did personally supervise the survey represented by this plan;
 3. That this plan contains a true copy of the field notes of survey;
 4. That the survey was completed on the 21st day of Dec., 1976.

Marshall Macklin Monaghan Limited
 ONTARIO LAND SURVEYORS
David B. Seales
 DAVID B. SEALES - ONTARIO LAND SURVEYOR

JAN 5th, 1977
 DATE

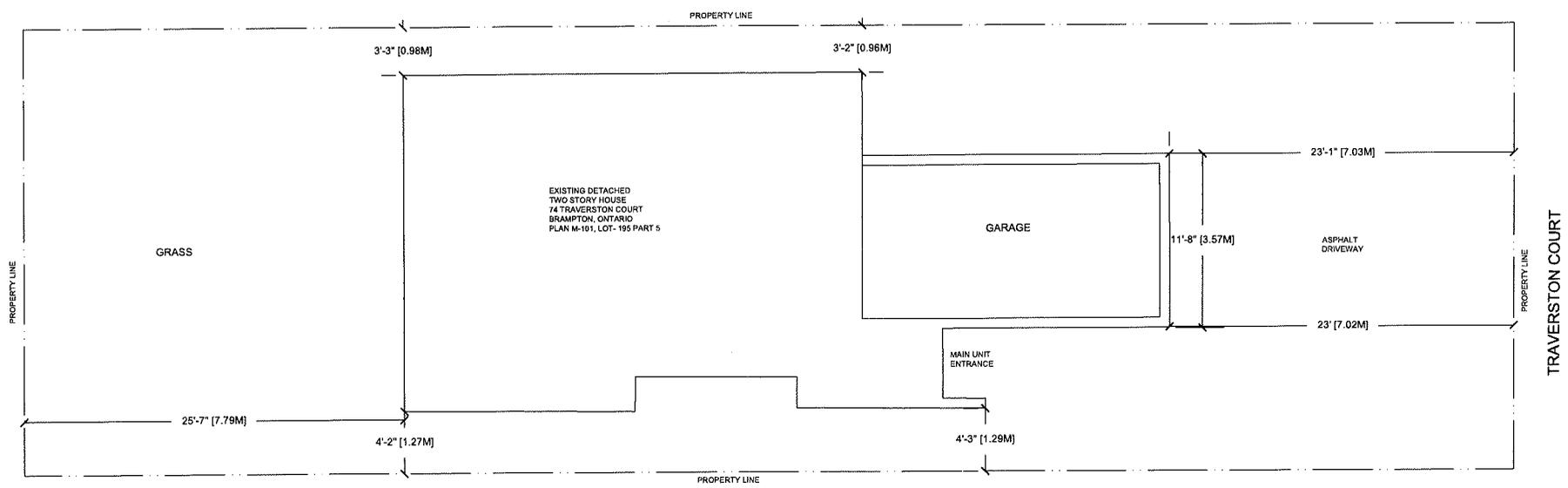
drawn M. A. S.	checked J. H. K.	scale 1" = 20'	date
 Marshall Macklin Monaghan Limited 77 City Centre Drive, Mississauga, Ont., 270-0450			Consulting Engineers Surveyors Planners
drawing no.			2576-077-5



IMPERIAL LINEN 100-2-74

DOCUMENTS RELEASED PURSUANT TO A REQUEST UNDER THE MUNICIPAL FREEDOM OF INFORMATION AND PROTECTION OF PRIVACY ACT R.S.O. 1990c. M56
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Notes:



HERITAGE SOLUTIONS
1-647-654-8500

PROJECT ADDRESS:
74 TRAVERSTON COURT
BRAMPTON
ONTARIO

PROJECT DESCRIPTION:
DRIVEWAY FOR LARGE VEHICLE

DRAWING DESCRIPTION:
SITE PLAN

SCALE:
1:100

DATE:
MAY 23, 2024

DRAWING NO:
A0

REVISION:
0

May 21, 2024 11:28:03 p.m.

Brampton
Officer B764



Cabral, John

From: Brown, Marco
Sent: 2024/06/18 1:15 AM
To: Cabral, John
Cc: Vani, Clara
Subject: Re: [EXTERNAL] MINOR VARIANCE APPLICATION FOR 74 TRAVERSTON COURT
Attachments: TimePhoto_20240521_232727.jpg; TimePhoto_20240521_232756.jpg; TimePhoto_20240521_232803.jpg; TimePhoto_20240521_232736.jpg; TimePhoto_20240521_232743.jpg; TimePhoto_20240521_232811.jpg; 74 Traverston Crt.pdf

Importance: High

Follow Up Flag: Follow up
Flag Status: Flagged

Good morning, John,

Amanda# 1815438
Address: 74 Traverston Crt, Brampton

I wanted to inform you that Enforcement and Bylaw Services have an open file for the vehicle in question. One of the reasons the homeowner applied for a minor variance is due to a complaint from the public. We attended the property, measured the vehicle, and found it exceeds the length limit of 6.7 meters in length, including attachments, and is almost certainly over the height threshold of 2.6 meters.

Our inspection measurements were as follows:

- Length: 6.9 meters
- Height: 2.7 meters

Vehicle Specs/information from VIN:

- ✓ Plate# BW98751
- ✓ VIN# W1Y4KCHY6PP577183
- ✓ Model: Sprinter 2500 Passenger
- ✓ Configuration: 170-In WB High Roof
- ✓ Length: 274.41 inches / 6.97 meters
- ✓ Height: 113.39 inches / 2.88 meters
- ✓ Overall width: 79.53 inches / 2.02 meters

If you are satisfied with the measurements the homeowner agent submitted, as this is a zoning matter, Enforcement and Bylaw Services will close their file.

Please let me know if you have any questions or concerns.

Thanks.



Regards,

Marco Brown, Badge B764
Enforcement Supervisor

Enforcement and By Law Services
Flower City Community Campus
8850 McLaughlin Road, Unit #2
Brampton, ON L6Y 5T1
marco.brown@brampton.ca
T: 905.458.3424 Ext.63238
TTY: 905.874.2130
T:416-903-1455
Fax: 905.458.3903

From: Bhutani <abhutani@cheerful.com>
Sent: Monday, June 17, 2024 1:02:28 PM
To: Brown, Marco <Marco.Brown@brampton.ca>
Subject: Fw: RE: [EXTERNAL] MINOR VARIANCE APPLICATION FOR 74 TRAVERSTON COURT

Good Morning Brown,

I am forwarding you this email, I got as a response to the minor variance application.

Thanks & regards,
Anju

Sent: Thursday, June 13, 2024 at 1:05 PM
From: "Cabral, John" <John.Cabral@brampton.ca>
To: "Bhutani" <abhutani@cheerful.com>
Cc: "Vani, Clara" <Clara.Vani@brampton.ca>, "COA" <coa@brampton.ca>
Subject: RE: [EXTERNAL] MINOR VARIANCE APPLICATION FOR 74 TRAVERSTON COURT

Hi Anju, thank you

- Based on the dimensions provided, this vehicle would not be considered an oversized motor vehicle. (2.6m height x 6.7m length).
- Further, the setback from the closest point of the garage to the closest point of the front property line shows 23.07' (7.03m); and is capable of accommodating the 5.49m length of the vehicle specified.

As a result, a minor variance is not required for this application

All the best,

John C. Cabral
Plans Examiner, Zoning Services
City of Brampton

T: 905.874.3791
john.cabral@brampton.ca



From: Bhutani <abhutani@cheerful.com>
Sent: Friday, June 7, 2024 8:46 AM
To: Cabral, John <John.Cabral@brampton.ca>
Cc: Vani, Clara <Clara.Vani@brampton.ca>; COA <coa@brampton.ca>
Subject: RE: [EXTERNAL] MINOR VARIANCE APPLICATION FOR 74 TRAVERSTON COURT

Good Morning,

The pics are attached. The answer for the comments:

1. 2023 MERCEDES-BENZ SPRINTER 2500 WB 170 CARGO
2. Motor Vehicle L-5.49m , W- 2.01 m & H-2.49m
3. Van is parked for night time from 7 pm to 9 am.
4. This is for the company owned by the home owner GI Renovation Solutions Ltd.

I am attaching here some pics from the site.

Thanks & regards,

Anju

647 654 8500

Sent: Thursday, May 30, 2024 at 10:16 AM
From: "Cabral, John" <John.Cabral@brampton.ca>
To: "Bhutani" <abhutani@cheerful.com>
Cc: "Vani, Clara" <Clara.Vani@brampton.ca>, "COA" <coa@brampton.ca>
Subject: RE: [EXTERNAL]Re: MINOR VARIANCE APPLICATION FOR 74 TRAVERSTON COURT

Thank you for your application with the City of Brampton. Please see comments below:

1. Please provide a specific description of oversized motor vehicle (Cargo can, trailer, excavator, etc.) Please feel free to provide photos as a supplement.
2. Please provide dimensions of oversized motor vehicle (L x W x H)
3. Please indicate the length of time the motor vehicle is intended to parked.
4. Please indicate if this vehicle belongs to a home occupation, or an offsite business location. If it is for a home occupation, please include the approved license for the home occupation.

Further items may apply upon subsequent reviews.

Best,

John C. Cabral
Plans Examiner, Zoning Services
City of Brampton

T: 905.874.3791
john.cabral@brampton.ca



From: Bhutani <abhutani@cheerful.com>
Sent: Friday, May 24, 2024 12:01 AM
To: COA <coa@brampton.ca>; Vani, Clara <Clara.Vani@brampton.ca>
Subject: [EXTERNAL]Re: MINOR VARIANCE APPLICATION FOR 74 TRAVERSTON COURT

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi Vani,

I have attached here the application , survey and site plan for 74 TRAVERSTON COURT.

Thanks & regards,

Anju

Please review the City of Brampton e-mail disclaimer statement at: <http://www.brampton.ca/EN/Online-Services/Pages/Privacy-Statement.aspx>

Please review the City of Brampton e-mail disclaimer statement at: <http://www.brampton.ca/EN/Online-Services/Pages/Privacy-Statement.aspx>

Zoning Non-compliance Checklist

File No.

A 2024-0425

Applicant: Lovepreet Bhullar

Address: 74 Traverston Ct, Brampton, ON L6Z 1C9

Zoning: R2A(2)

By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE			
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BELOW GRADE ENTRANCE			
PARKING	To permit the parking of an oversized motor vehicle (2023 Mercedes-Benz Sprinter 2500 WB 170 Cargo) having a length of 6.97m and a height of 2.88m on a residential driveway.	Whereas the by-law does not permit the parking of an oversized motor vehicle.	6.31
BUILDING HEIGHT			
OUTSIDE STORAGE			
LOT COVERAGE			
DRIVEWAY			
FENCE HEIGHT			
ACCESSORY STRUCTURE HEIGHT			
ACCESSORY STRUCTURE SETBACK			
DRIVEWAY WIDTH			
LANDSCAPE OPEN SPACE			
GARAGE DOOR HEIGHT			

John C. Cabral
Reviewed by Zoning

2024-06-26
Date