

Application for ConsentSection 53 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:	B-2024-0018
Property Address:	2250, 2280, 2300 Queen Street East
Legal Description:	Chinguacousy, Con 6, EHS, Part Lot 6, and RP 43R13972, Part 1
Agent:	Glen Schnarr & Associates Inc. c/o Jim Levac
Owner(s):	Polco Investments Limited, c/o Jay Lim
Other applications: under the <i>Planning Act</i>	nil
Meeting Date and Time:	Tuesday, March 25, 2025, at 9:30 am
Meeting Location:	Hybrid in-person and virtual meeting – Council Chambers, 4th Floor Brampton City Hall, 2 Wellington Street West

Purpose and Effect of the Application:

The purpose of the application is to request consent to sever a parcel of land currently having a total area of approximately 0.93 hectares (2.30 acres); together with a mutual access easement for shared driveway access. The proposed severed lot has a frontage of approximately 56.76 metres; a depth of approximately 124.73 metres and an area of approximately 1.01 hectares. The consent application seeks to enable the creation of one non-residential lot under separate ownership and to establish a mutual access and servicing easements between the retained and severed lots. No new construction or site alteration is being contemplated.

Participate in the Meeting:

- Send an email with your written comments to 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, March 20, 2025**.
- 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 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, March 20, 2025**, by emailing 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 record and will be posted on the City's website. If you do not participate in the public meeting, Committee may decide 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 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.

Appeal Process: If a person or public body has the ability to appeal the decision of the Committee of Adjustment in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Committee of Adjustment before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed consent, you must make a written request to the Secretary Treasurer. Contact details are provided below.

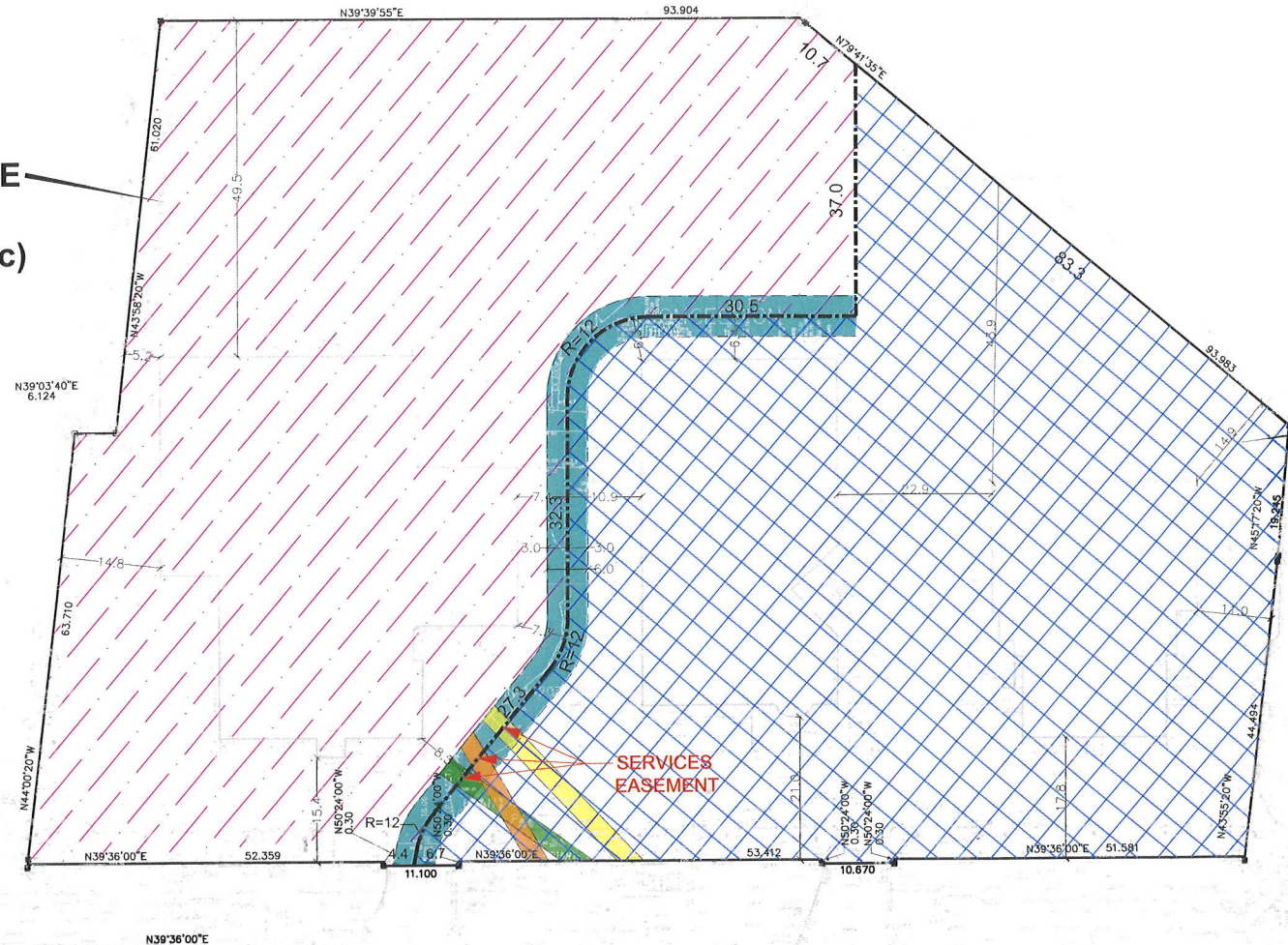
Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. This notice is to be posted by the owner of any land that contains seven or more residential units in a location that is visible to all of the residents.

Dated this 6th day of March 2025

Secretary Treasurer
Committee of Adjustment, City Clerk's Office
2 Wellington Street West, Brampton, L6Y 4R2
E: coa@brampton.ca

**LANDS TO BE
RETAINED**
1.01ha (2.49ac)

**EXISTING
COMMERCIAL**



**LANDS TO BE
SEVERED**
0.93ha (2.30ac)

**EXISTING
COMMERCIAL**

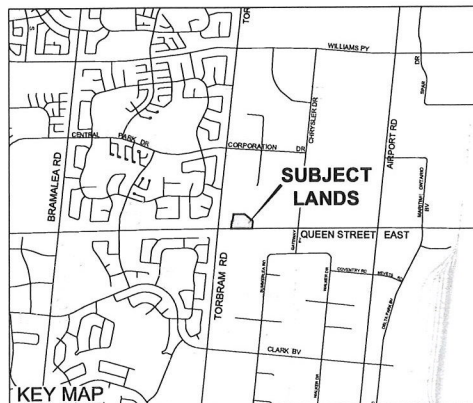
QUEEN STREET EAST

CONSENT SKETCH POLICARO AUTOMOTIVE FAMILY 2300 QUEEN STREET EAST

**PART OF LOT 6
CONCESSION 6, E.H.S.
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL**

CONSENT STATISTICS

	LANDS TO BE SEVERED:	0.93ha (2.30ac)
	LANDS TO BE RETAINED:	1.01ha (2.49ac)
TOTAL:		1.94ha (4.79ac)
	ACCESS EASEMENT	0.075ha (0.185ac)
	SERVICES EASEMENT	0.020ha (0.049ac)



SCALE 1:1000
MARCH 5, 2025