

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

FILE NUMBER: A-2024-0446

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)** Gary and Alexandra Morris  
**Address** 17 Chiltern Court, Brampton, On, L6T 2A1

**Phone #** 416-910-1135 **Fax #** \_\_\_\_\_  
**Email** garymorris@rogers.com

2. **Name of Agent** \_\_\_\_\_  
**Address** \_\_\_\_\_

**Phone #** \_\_\_\_\_ **Fax #** \_\_\_\_\_  
**Email** \_\_\_\_\_

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

Requesting a variance to increase the height of a backyard fence to 2.59m.

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

The backyard backs onto Clark Blvd.  
1. There is exceptional high traffic noise that comes from Clark Blvd.  
2. There is also a school where kids routinely pass by the backyard and throw trash into our backyard  
3. The height of the fence is essential for the enjoyment of the yard. Without a higher then

5. **Legal Description of the subject land:**  
**Lot Number** LOT 355 MAP J4  
**Plan Number/Concession Number** Plan 688  
**Municipal Address** 17 Chiltern Court, Brampton, ON L6T 2A1

6. **Dimension of subject land (in metric units)**  
**Frontage** 15.24  
**Depth** 42.9  
**Area** 795.38

7. **Access to the subject land is by:**  

Provincial Highway	<input type="checkbox"/>	Seasonal Road	<input type="checkbox"/>
Municipal Road Maintained All Year	<input type="checkbox"/>	Other Public Road	<input type="checkbox"/>
Private Right-of-Way	<input checked="" 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.)

This fence has existed in it's present form since 1999. In 2022 the fence was destroyed as a result of a tree fall. The fence was replaced in 2022 with the same height fence as prior

**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	N/A
Rear yard setback	N/A
Side yard setback	N/A
Side yard setback	N/A

**PROPOSED**

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

10. Date of Acquisition of subject land: July 16, 2004

11. Existing uses of subject property: Private Residential

12. Proposed uses of subject property: Private Residential

13. Existing uses of abutting properties: Private 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: 20+ years

16. (a) What water supply is existing/proposed?

Municipal	<input checked="" type="checkbox"/>	Other (specify) _____
Well	<input type="checkbox"/>	

(b) What sewage disposal is/will be provided?

Municipal	<input checked="" type="checkbox"/>	Other (specify) _____
Septic	<input type="checkbox"/>	

(c) What storm drainage system is existing/proposed?

Sewers	<input checked="" type="checkbox"/>	Other (specify) _____
Ditches	<input type="checkbox"/>	
Swales	<input type="checkbox"/>	

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 #	A231/00	Decision	In favour	Relief	Relief changes were met
File #	_____	Decision	_____	Relief	_____
File #	_____	Decision	_____	Relief	_____

Gary Morris  
\_\_\_\_\_  
Signature of Applicant(s) or Authorized Agent

DATED AT THE \_\_\_\_\_ City \_\_\_\_\_ OF \_\_\_\_\_ Brampton \_\_\_\_\_

THIS 04 \_\_\_\_\_ DAY OF 04 \_\_\_\_\_, 2025 \_\_\_\_\_.

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, \_\_\_\_\_, OF THE \_\_\_\_\_ OF \_\_\_\_\_

IN THE \_\_\_\_\_ OF \_\_\_\_\_ 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 \_\_\_\_\_

\_\_\_\_\_ OF \_\_\_\_\_

IN THE \_\_\_\_\_ OF \_\_\_\_\_

\_\_\_\_\_ THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

\_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Signature of Applicant or Authorized Agent

\_\_\_\_\_  
A Commissioner etc.

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 Complete by the Municipality \_\_\_\_\_

**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](mailto:coa@brampton.ca)

LOCATION OF THE SUBJECT LAND: \_\_\_\_\_

I/We, \_\_\_\_\_  
please print/type the full name of the owner(s)

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

\_\_\_\_\_  
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 \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
(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](mailto:coa@brampton.ca)

LOCATION OF THE SUBJECT LAND: \_\_\_\_\_

I/We, \_\_\_\_\_  
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 \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
(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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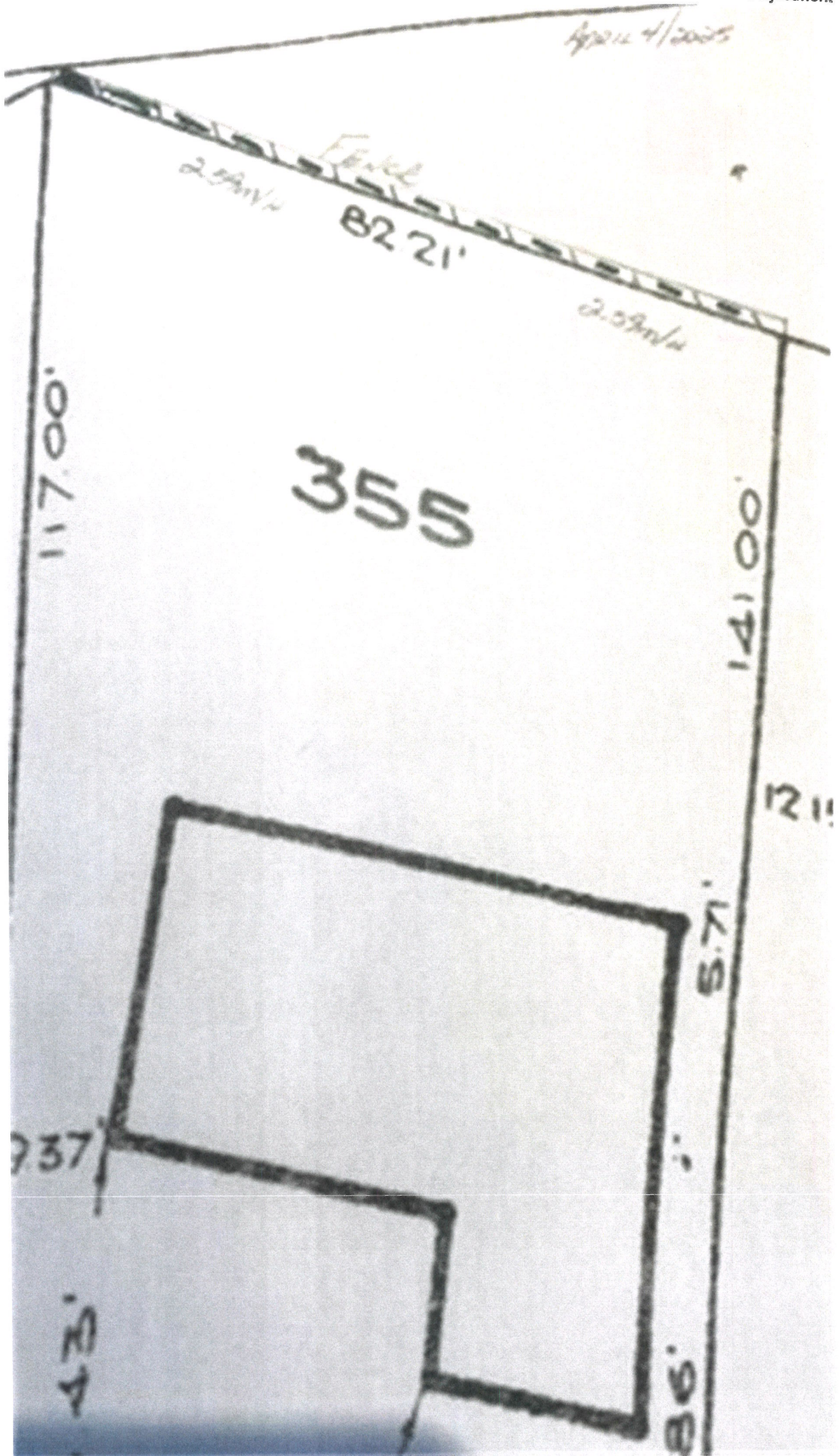
**NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION**

Received / Revised

APR 04 2025

Committee of Adjustment

April 4/2025





FILE NUMBER:

A-2024-0446

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APPLICATION

Minor Variance or Special Permission

(Please read Instructions)

NOTE:

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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)

Gary and Alexandra Morris

Address

17 Chiltern Court, Brampton, On, L6T 2A1

Phone #

416-910-1135

Fax #

Email

garymorris@rogers.com

2.

Name of Agent

N/A

Address

Phone #

Fax #

Email

3.

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

1. A permit to allow 3 accessory structures on the same property with a combined square meters of 14.94 s.m.

2. A permit to allow accessory structures on the side yard with a set back of 0.19 s.m.

3. To permit to allow a fence in of 2.59 m. high

4.

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

1. Three accessory structures are a combined 14.94 s.m.

-Shed #1 is 7.43 s.m. and is used for winter time back yard furniture storage. We have no other place available for storage on our property.

-Shed #2 is 4.18 s.m. and is used for storage of back yard decorations, leisure and outdoor materials.

5.

Legal Description of the subject land:

Lot Number

355

Plan Number/Concession Number

688

Municipal Address

17 Chiltern Court, Brampton, ON, L6T 2A1

6.

Dimension of subject land (in metric units)

Frontage

15.24

Depth

49.9

Area

795.3

7.

Access to the subject land is by:

Provincial Highway

☐

Municipal Road Maintained All Year

☐

Private Right-of-Way

☒

Seasonal Road

☐

Other Public Road

☐

Water

☐

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.)

1. House was built around 1963

2. Original Fence was built in 1996 by previous owner and refurbished in 2022 by us

3. Sheds were built in 1996, no change since original installation

4. Pergola was built in 2013

PROPOSED BUILDINGS/STRUCTURES on the subject land:

1. No change is requested in the house

2. A permit to allow the fence to remain standing 2.58m high

3. A permit to allow the two sheds to remain as is with all existing measurements and set backs

4. A permit to all for the pergiola to remain as is at 3.33 s.m.

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	44.7m
Rear yard setback	2m
Side yard setback	15.7m
Side yard setback	6.4m

PROPOSED

Front yard setback	N/A
Rear yard setback	N/A
Side yard setback	N/A
Side yard setback	N/A

10. Date of Acquisition of subject land:

July 16, 2004
11. Existing uses of subject property:

Private Residential
12. Proposed uses of subject property:

Private Residential
13. Existing uses of abutting properties:

Private Residential
14. Date of construction of all buildings & structures on subject land:

House-1960, Fence/Shed's-1999, Pergola-2013
15. Length of time the existing uses of the subject property have been continued:

60+ years

16. (a) What water supply is existing/proposed?

Municipal

☒

Well

☐

Other (specify)
- (b) What sewage disposal is/will be provided?

Municipal

☒

Septic

☐

Other (specify)
- (c) What storm drainage system is existing/proposed?

Sewers

☒

Ditches

☐

Swales

☐

Other (specify)

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 29 DAY OF September, 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, W/A Gary Morris, 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 29 DAY OF Nov, 2024

\_\_\_\_\_  
A Commissioner etc.

Valerie Low  
a Commissioner, etc.,  
Province of Ontario,  
for the Corporation of the  
City of Brampton.  
Expires June 21, 2027.

\_\_\_\_\_  
Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Present Official Plan Designation: \_\_\_\_\_

Present Zoning By-law Classification: \_\_\_\_\_

R2A(1), Mature Neighbourhood

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

2024/10/11

Date

DATE RECEIVED

Nov 29, 2024

Date Application Deemed  
Complete by the Municipality

VL

Revised 2022/02/17



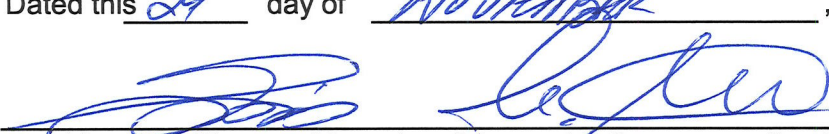
**PERMISSION TO ENTER**

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

LOCATION OF THE SUBJECT LAND: 17 Chiltern Court, Brampton, ON, L6T 2A1

I/We, Gary Morris and Alexandra Morris  
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 29 day of November, 20 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.)

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**APPOINTMENT AND AUTHORIZATION OF AGENT**

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Committee of Adjustment  
City of Brampton  
2 Wellington Street West  
Brampton, Ontario  
L6Y 4R2  
[coa@brampton.ca](mailto:coa@brampton.ca)

LOCATION OF THE SUBJECT LAND: \_\_\_\_\_

I/We, N/A \_\_\_\_\_  
please print/type the full name of the owner(s)

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

\_\_\_\_\_  
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 \_\_\_\_\_ day of \_\_\_\_\_, **20**<sup>24</sup>.

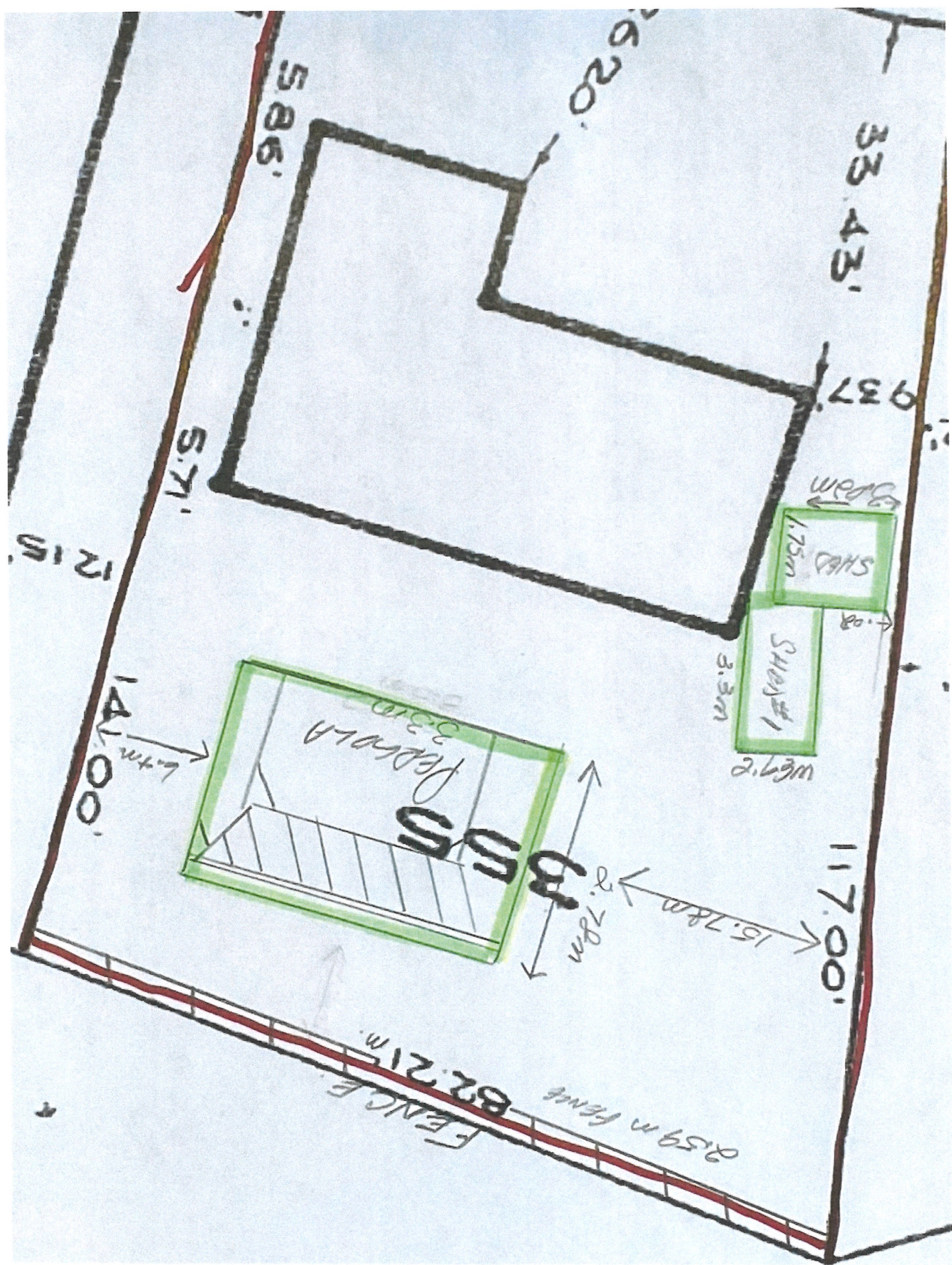
N/A \_\_\_\_\_  
(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

N/A \_\_\_\_\_  
(where the owner is a firm or corporation, please print or type the full name of the person signing.)

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September 18, 2024

City of Brampton  
2 Wellington Street West  
Brampton, ON,  
L6Y 4R2

**AND**

City of Brampton  
Planning and Development Services  
8850 McLaughlin Road, Unit 1  
Brampton, ON  
L6Y 5T1

RE: Morris PLAN 688, LOT 355, MAP J4  
Fence Height and Pergola

Dear City of Brampton and City of Brampton Planning and Development Services

We are writing this letter as a brief explanation to allow for the extended height of our fence and for an entertaining pergola.

**Fence:**

There was a partially finished pre-existing fence when we purchased our home on July 16, 2004. The fence was built by the previous owners around 1999.

- Shortly after we moved in, we realized the extent of the noise coming from Clark Blvd. At the time, the Brampton Bus Terminal was located just steps from our property. Over the years of course, the noise has increased exponentially. The fence provides a small barrier to some of the noise.
- Clark public school is just steps away from our property, to which school children regularly throw trash onto our property and golf balls at our windows, requiring us to replace a large window upon taking possession of the home.
- There was also a pool on the property, therefore a secure and appropriate fence was not only needed but required by law.
- Clark Blvd. street is elevated above our property which means the fence needs to be tall to provide any type of privacy or protection from the street.
- Prior to the final fence completion our property was subjected to a break-in once and trespassed on no less than 2 separate occasions by suspected thieves running from police coming from the Bramalea City Centre. Since the higher fence was completed, there have been no further invasions onto our property.
- There is a city made berm/hill behind our property that allows people walking along the top of the hill to see directly onto our deck and into the main level of our home, including the

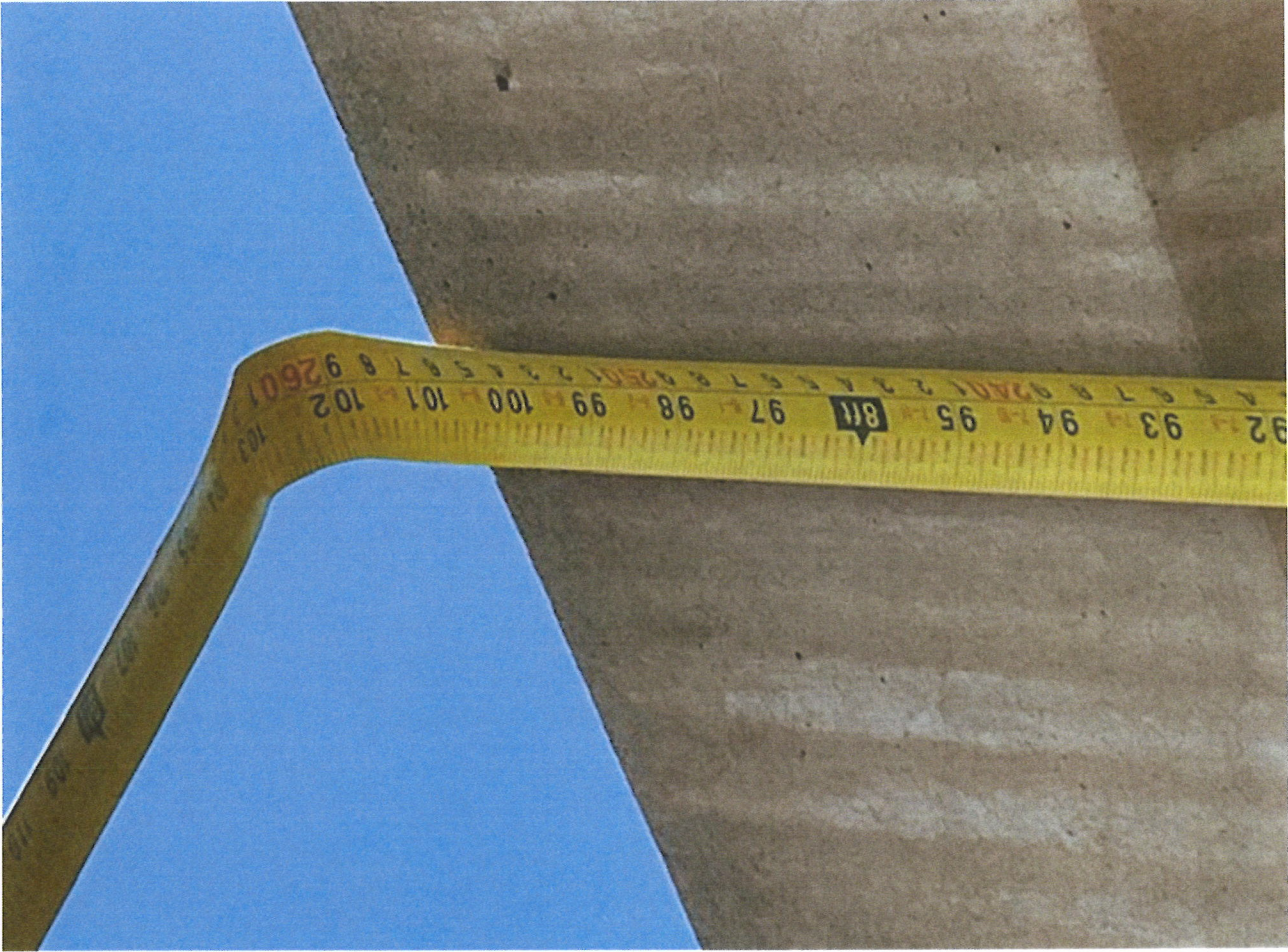




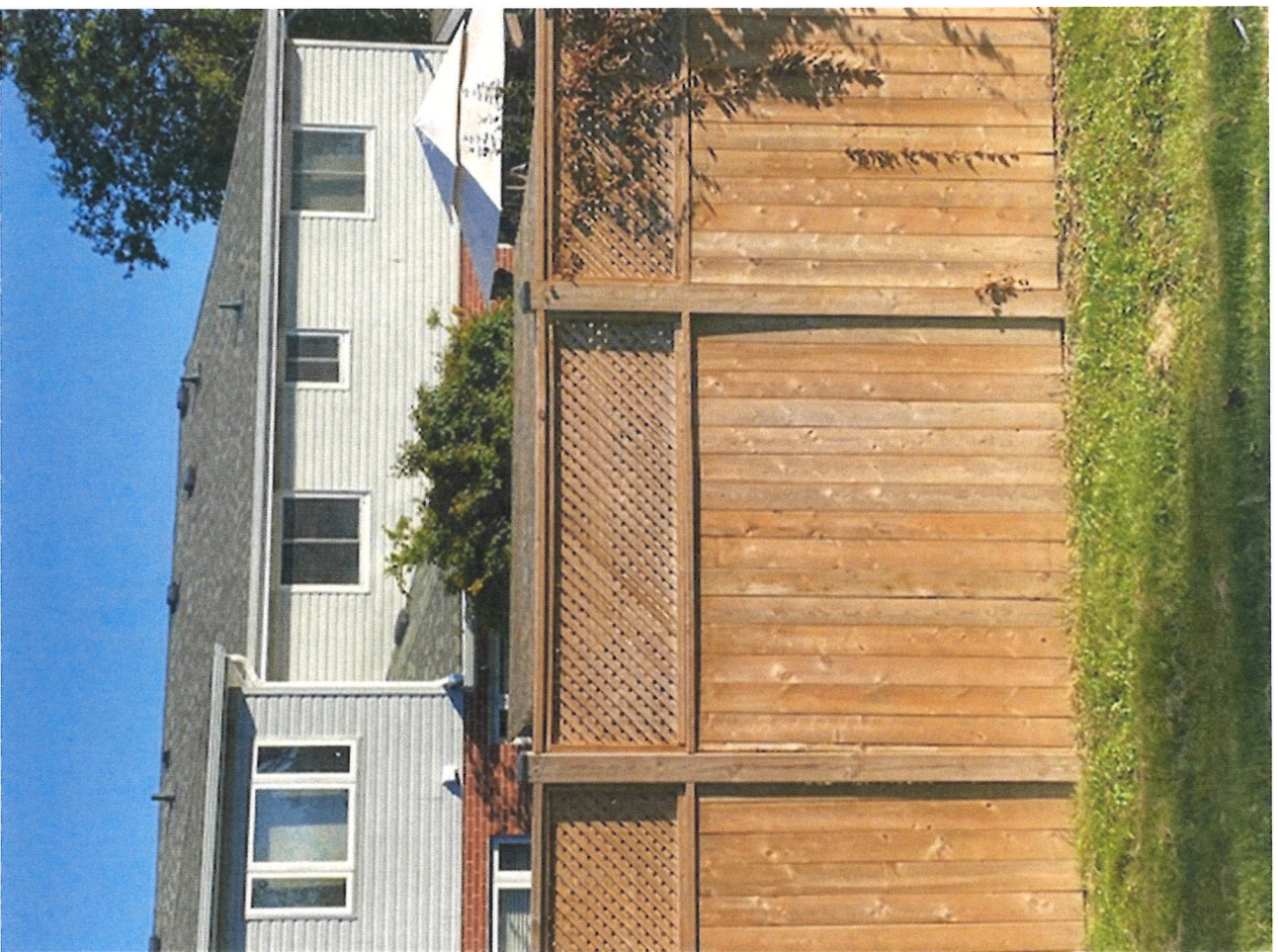






































September 3, 2024

City of Brampton  
2 Wellington Street West  
Brampton, ON,  
L6Y 4R2

AND

City of Brampton  
Planning and Development Services  
8850 McLaughlin Road, Unit 1  
Brampton, ON  
L6Y 5T1

Attention: Planning and Development Services

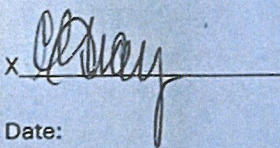
RE: Fence Height and Pergola

This letter will serve as notice that the homeowners (as per below) that are neighbours to 17 Chiltern Court express no concern or objection regarding the height of the fence located at 17 Chiltern Court.

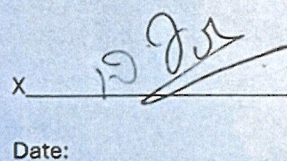
This fence and Pergola cause no hardship to our property and are considered an asset to the safety and well being of our neighbourhood.

Sincerely,

Colleen Grey  
Homeowner  
13 Chiltern Court  
Brampton, ON  
L6T 2A1

x   
Date:

John Dandi  
Homeowner  
19 Chiltern Court  
Brampton, ON  
L6T 2A1

x   
Date:



# Zoning Non-compliance Checklist

File No.

A-2024-0446

Applicant: Gary and Alexandra Morris  
Address: 17 Chiltern Crt  
Zoning: R2A(1), Mature Neighbourhood  
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			
FENCE HEIGHT	To permit a fence in the rear yard having a height of 2.59m,	whereas the by-law permits a maximum fence of 2.0m in the rear yard.	10.10 (b)
COVERAGE			
BELOW GRADE ENTRANCE			
ACCESSORY STRUCTURE SETBACKS	To permit an accessory structure (existing shed) having a setback of 0.19m to the side lot line,	whereas the by-law requires a minimum 0.6m to the nearest lot line.	10.3 (f)(ii)
ACCESSORY STRUCTURE SIZE	To permit a combined gross floor area of 23.14 sq. m for three (3) accessory structures,	whereas the by-law permits a maximum combined gross floor area of 20 sq.m for two (2) accessory structures.	10.3 (e)
MULTIPLE ACCESSORY STRUCTURES	To permit three (3) accessory structures (two sheds and a pergola),	whereas the by-law permits a maximum of two (2) accessory structures.	10.3 (d)
GARAGE WIDTH			
LANDSCAPED OPEN SPACE			
ENCROACHMENTS			
TWO-UNIT DWELLING			
SCHEDULE "C"			
OTHER – DECK			

Shiza Athar

Reviewed by Zoning

2024/10/11

Date