

Application for Minor VarianceSection 45 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: A-2025-0059
Property Address: 51 Pergola Way
Legal Description: Plan 43M1590, Part Lot 54, Rp 43R29502, Ward 6
Agent: Disha Arora of Four Seasons Sunrooms GTA
Owner(s): Nadine Eugene,
Other applications: nil
under the *Planning Act*

Meeting Date and Time: Tuesday, August 26, 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 of the Application:

1. To permit a minimum rear yard setback of 4.69 metres to a proposed addition (1 storey sunroom), whereas the by-law requires a minimum rear yard setback of 7.5 metres which may be reduced to a minimum of 6 metres, provided that the area of the rear yard is at least 25 percent of the minimum required lot area for the particular zone; and
2. To permit a maximum lot coverage of 49.46 percent, whereas the zoning by-law permits a maximum lot coverage of 33.3 percent.

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, August 21, 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, August 21, 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 meeting record and will be posted on the City's website. If you do not participate in the public meeting, Committee may make a decision 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 you wish to be notified of the decision of Committee, you must submit a written request to coa@brampton.ca. This will also entitle you to be advised of an appeal of the matter to the Ontario Land Tribunal (OLT). Please be advised that only the applicant, municipality, certain public bodies and the Minister can appeal a decision to the OLT. If a decision is appealed, you may request participant status by contacting olt.clo@ontario.ca.

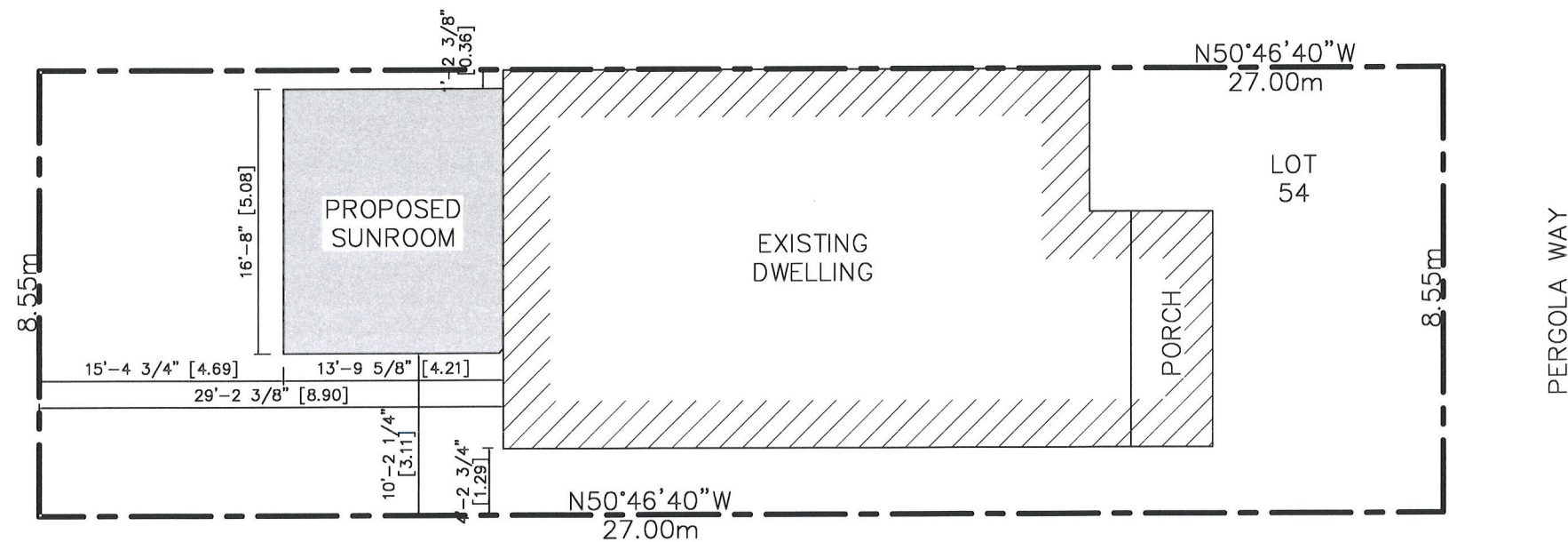
Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. This notice is to be posted by the owner of any land that contains seven or more residential units in a location that is visible to all of the residents.

Dated this 12th day of August 2025

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

JUL 31 2025

Committee of Adjustment



PROJECT STATISTICS		
	PERMITTED	PROVIDED
LOT AREA (MIN)	2,195.84SF (204SM)	2,484.85SF (230.85SM)
LOT COVERAGE (MAX)	33.3 %	DWELLING: 998.87SF (92.80SM) PROPOSED ADDITION: 230.00SF (21.37SM) TOTAL: 49.46%
FRONT YARD SETBACK (MIN)	4.5m	4.5m
SIDE YARD SETBACK (MIN)	1.2m	3.11 m, 0.36m
REAR YARD SETBACK (MIN)	7.5m	4.69m
HEIGHT (MAX)	10.6m	6.36m

