

# **Public Notice**

## **Committee of Adjustment**

APPLICATION # A-2021-0216 WARD #7

#### APPLICATION FOR MINOR VARIANCE

WHEREAS an application for minor variance has been made by **WATOCAN HOLDINGS LIMITED** under Section 45 of the <u>Planning Act</u>, (R.S.O. 1990 c.P.13) for relief from **By-law 270-2004**;

AND WHEREAS the property involved in this application is described Block 213, Plan M-820 municipally known as **456 VODDEN STREET EAST, UNIT 10,** Brampton;

AND WHEREAS the applicant is requesting the following variance(s):

1. To permit a commercial school (tutoring services) to operate from Unit 10 whereas the by-law does not permit a commercial school.

### OTHER PLANNING APPLICATIONS:

The land which is subject of	this application is	the subject of an application under the Planning Act for:
Plan of Subdivision:	NO	File Number:
Application for Consent:	NO	File Number:
		Floor, City Hall, 2 Wellington Street West, Brampton, for the

broadcast from the Council Chambers, 4th Floor, City Hall, 2 Wellington Street West, Brampton, for the purpose of hearing all parties interested in supporting or opposing these applications.

This notice is sent to you because you are either the applicant, a representative/agent of the applicant, a person having an interest in the property or an owner of a neighbouring property. OWNERS ARE REQUESTED TO ENSURE THAT THEIR TENANTS ARE NOTIFIED OF THIS APPLICATION. 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. If you are not the applicant and you do not participate in the hearing, the Committee may proceed in your absence, and you will not be entitled to any further notice in the proceedings. WRITTEN SUBMISSIONS MAY BE SENT TO THE SECRETARY-TREASURER AT THE ADDRESS OR FAX NUMBER LISTED BELOW.

IF YOU WISH TO BE NOTIFIED OF THE DECISION OF THE COMMITTEE OF ADJUSTMENT IN RESPECT OF THIS APPLICATION, YOU MUST SUBMIT A WRITTEN REQUEST TO THE COMMITTEE OF ADJUSTMENT. This will also entitle you to be advised of a Local Planning Appeal Tribunal hearing. Even if you are the successful party, you should request a copy of the decision since the Committee of Adjustment decision may be appealed to the Local Planning Appeal Tribunal by the applicant or another member of the public.

RULES OF PROCEDURE OF THIS COMMITTEE REQUIRE REPRESENTATION OF THE APPLICATION AT THE HEARING, OTHERWISE THE APPLICATION SHALL BE DEFERRED.

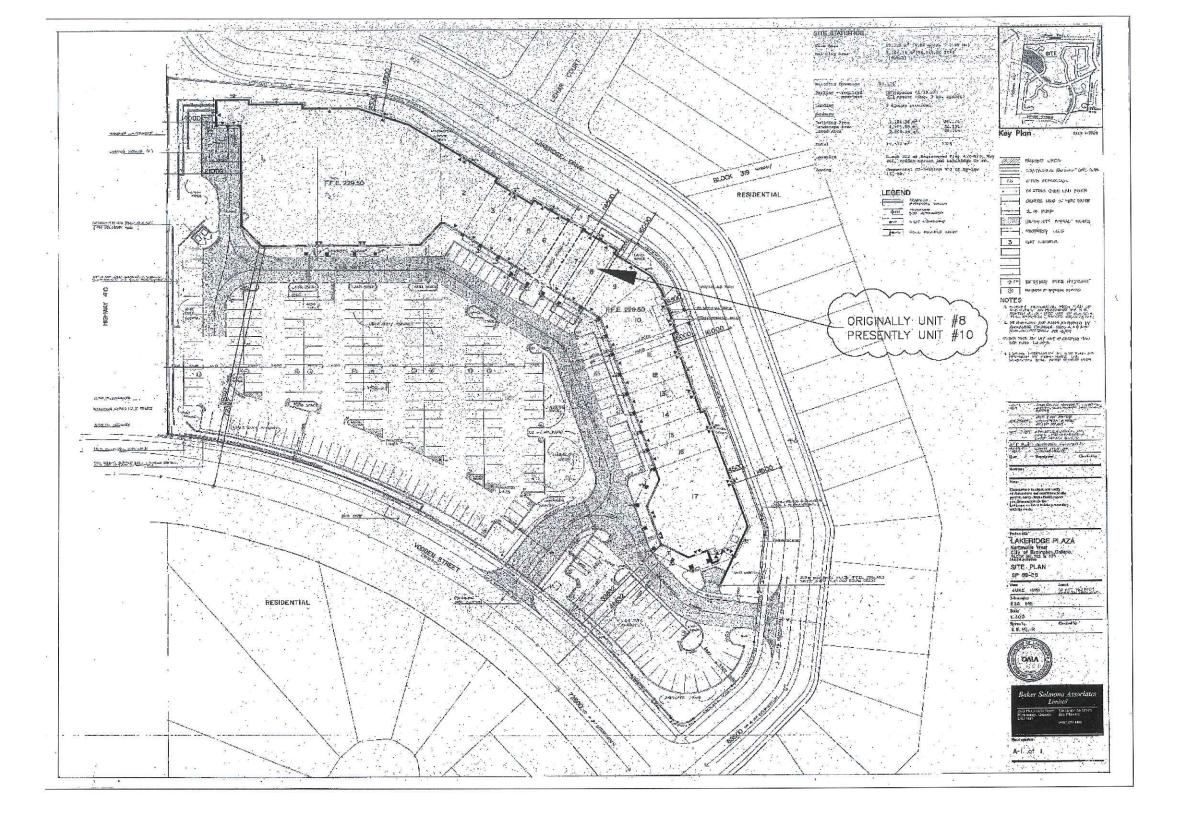
#### PLEASE SEE ATTACHED PARTICIPATION PROCEDURES REQUIRED DURING THE COVID-19 PANDEMIC

DATED at Brampton Ontario, this 23rd Day of September, 2021.

Comments may be sent to and more information about this matter may be obtained between 8:30 a.m. to 4:30 p.m. Monday - Friday from:

Jeanie Myers, Secretary-Treasurer Committee of Adjustment, City Clerk's Office, Brampton City Hall, 2 Wellington Street West, Brampton, Ontario L6Y 4R2 Phone: (905)874-2117

Fax: (905)874-2117 jeanie.myers@brampton.ca





Under the authority of the Emergency Management and Civil Protection Act and the Municipal Act, 2001, City Council approved Committee Meetings to be held electronically during the COVID-19 Emergency

# Electronic Hearing Procedures How to get involved in the Virtual Hearing

Brampton City Hall is temporarily closed to help stop the spread of COVID-19. In-person Committee of Adjustment Hearings have been cancelled since mid-March 2020. Brampton City Council and some of its Committees are now meeting electronically during the Emergency. The Committee of Adjustment will conduct its meeting electronically until further notice.

#### How to Participate in the Hearing:

- All written comments (by mail or email) must be received by the Secretary-Treasurer no later than **4:30 pm, Friday, October 1, 2021.**
- Advance registration for applicants, agents and other interested persons is required to
  participate in the electronic hearing using a computer, smartphone or tablet by emailing the
  Secretary–Treasurer at <a href="mailto:cityclerksoffice@brampton.ca">cityclerksoffice@brampton.ca</a> or <a href="mailto:jeanie.myers@brampton.ca">jeanie.myers@brampton.ca</a> by
  4:30 pm Friday, October 1, 2021.
  - Persons without access to a computer, smartphone or tablet can participate in a meeting via telephone. You can register by calling 905-874-2117 and leave a message with your name, phone number and the application you wish to speak to by Friday, October 1, 2021. City staff will contact you and provide you with further details.
- All Hearings will be livestreamed on the City of Brampton YouTube account at: https://www.brampton.ca/EN/City-Hall/meetings-agendas/Pages/Welcome.aspx or http://video.isilive.ca/brampton/live.html.

If holding an electronic rather than an oral hearing is likely to cause a party significant prejudice a written request may be made to have the Committee consider holding an oral hearing on an application at some future date. The request must include your name, address, contact information, and the reasons for prejudice and must be received no later than 4:30 pm the Friday prior to the hearing to <a href="mailto:cityclerksoffice@brampton.ca">cityclerksoffice@brampton.ca</a> or <a href="mailto:jeanie.myers@brampton.ca">jeanie.myers@brampton.ca</a>. If a party does not submit a request and does not participate in the hearing, the Committee may proceed without a party's participation and the party will not be entitled to any further notice regarding the proceeding.

**NOTE** Personal information as defined in the *Municipal Freedom of Information and Protection of Privacy Act (MFIPPA)*, collected and recorded or submitted in writing or electronically as related to this planning application is collected under the authority of the *Planning Act*, and will be used by members of the Committee and City of Brampton staff in their review of this matter. Please be advised that your submissions will be part of the public record and will be made available to the public, including posting on the City's website, www.brampton.ca. By providing your information, you acknowledge that all personal information such as the telephone numbers, email addresses and signatures of individuals will be redacted by the Secretary-Treasurer on the on-line posting only. Questions regarding the collection, use and disclosure of personal information may be directed to the Secretary-Treasurer at 905-874-2117.





FILE NUMBER: 4-2021-0216

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)

It is required that this application be filed with the Secretary-Treasurer of the Committee of Adjustment and be NOTE: accompanied by the applicable fee.

The undersigned hereby applies to the Committee of Adjustment for the City of Brampton under section 45 of elief as described in this application from By-Law 270-2004.

	the Planning	<u>ng Act,</u> 199	90, for reliet as descri	ibed in this ap	plication from by-c	AW 210-2004.	
1.	Name of Owner(s)		WATOCAN HOLDING	3S LIMITED			
1.	Address	JW1101 (0)	38 Timber Lane				
				6L 2Z3			
					Fax #	(005)997 4600	
	Phone #	(905)-827-3000			rax #	(905)827-4600	
	Email	rweidner@i	nterras.ca				
2.	Name of	Agent	TRACON Services In	ıc			
4.			ose Mews, Brampton		5J9		
		OO WILLIAM					
					Fax #		
	Phone #	(905)457-5969			Lax #	manufacture of the second	
	Email	rtracy@tra	conservices.com	- April 1997			
3.	Natura ar	nd extent	of relief applied for	(variances re	quested):		
Э.	Nature at	Id OXIOIIL	<u> </u>	3			
	TO DE	DANT DA	RT TIME TUTOR	ING SERVI	CES (COMME	RCIAL SCHOO	)L)
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	450.10	DDEN S	STREET E, BRAM	IPTON 16	SS 5Y7		
	450 VC	DDEN	) INCLI E, DIVIN				
			NAS DE DESCRIPTION DE SANCERON		Sthe burley		
4.	Why is it	not poss	ible to comply with	the provision	s of the by-law?		
							2017
	CURRE	ENT BYL	AW DOESN'T PE	RMIT TUTO	ORING (COMM	ERCIAL SCHO	JUL)
		PANCY.					
	L						
	-		err tit at lamel				
5.	Legal De	escription	of the subject land:				
	Lot Num	iber Brock	NUMBER 132	PLAN NO	D. 43M-820		
	Plan Number/Concession Number PLAN NO. 43M-820  Municipal Address UNIT 10-456 VODDEN STREET E, BRAMPTON L6S 5Y7						
	Mainorp	al Maa.					
6.			ject land ( <u>in metric</u>	units)			
	Frontag	e 182.4m					
	Depth	101.6m					
	Area	19,512	n2				
logy	Acces	to the su	bject land is by:				
7.						nal Road	
	Municir	Provincial Highway  Municipal Road Maintained All Year  Other Public Road					
Private Right-of-Way Water							
			Andrews Man				

Particulars of all buildings and structures on or proposed for the subject

	land: (specify <u>in metric units</u> 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.)							
	Ground (Gross) Floor Area 5,106 m2							
	Number of Storeys Width 204.6m	Length 43.6r	m HEIGHT 5.9m					
	PROPOSED BUILDINGS/STRUCTURES on the subject land:							
	9. Location of all buildings and structures on or proposed for the subject land (specify distance from side, rear and front lot lines in metric units)							
9.								
	EXISTING							
	Front yard setback	33.6m						
	Rear yard setback Side yard setback	4.5m 14.0m						
	Side yard setback	10.4m						
	PROPOSED							
	Front yard setback	NO CHANGE						
	Rear yard setback Side yard setback	NO CHANGE						
	Side yard setback	NO CHANGE						
10.	Date of Acquisition o	of subject land:	1989					
11.	Existing uses of subject property:		MERCANTILE OCCUPANCY GROUP E - (ASSEMBLY GROUP A DIV 2)					
12.	Proposed uses of subject property:		INCLUDE COMMERCIAL SCHOOL OCCUPANCY AS PERMITTED IN UNIT 21B					
13.	Existing uses of abu	tting 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: 32 YEARS							
16. (a)	What water supply is Municipal ✓ Well	s existing/proposed?	Other (specify)					
(b)	What sewage dispos Municipal ✓ Septic	al is/will be provided   	? Other (specify)					
(c)	What storm drainage Sewers	e system is existing/pi	roposed? Other (specify)					
	Swales		outer (appears)					

	17.	Is the subject property subdivision or consent		application under	the Planning Ad	a, for approval of	a plan or	
100		Yes 🔲 N	0 🗹					
		If answer is yes, provid	le detaits: Fite	e#		Status		
	18.	Has a pre-consultation	application been	filed?				
		Yes 🗆 N	lo 🗾					
	19.	Has the subject proper	ty ever been the s	subject of an applica	ation for minor s	/ariance?		
		Yes 🔽 N	lo 🗆 🖂	Unknown 🔲				
		If answer is yes, provid	le details:					
			Decision Granted			M SCHOOL PERMITTED	IN UNIT 128	
			Decision	Minimum Programme 1999	Relief	***************************************		
				Doland	Tracypi	gitally signed by Role	ind Tracy	
						gitally signed by Rola te: 2021.09.01 13:06:		
	DAT	ED ATTUE CEV	OF.		e or Applicant(s)	or Authorized Age	T) L	
		ED AT THE CTY	OF	BRAMPTON				
		S_30:h DAY OF A		. 2021		VENTER NO. 100		
-	THE SUB	APPLICATION IS SIGNED JECT LANDS, WRITTEN	AUTHORIZATION	OF THE OWNER A	UST ACCOMP.	ANY THE APPLIC	ATION, IF	
		PLICANT IS A CORPOR ATION AND THE CORPO				BY AN OFFICER	OF THE	
		, ROLAND TRACY		, OF THE	CTY	OF BRAMPTON	ĺ .	
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0		A Commissioner etc.	- 1					
1181	/							
1			FOR O	FFICE USE ONLY				
		Present Official Plan D	esignation:					
		Present Zoning By-law	Classification:		C2 - 3	32		
		This application has be		espect to the variand tlined on the attached		the results of the		
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		Zoning C	The second secon			Date		
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