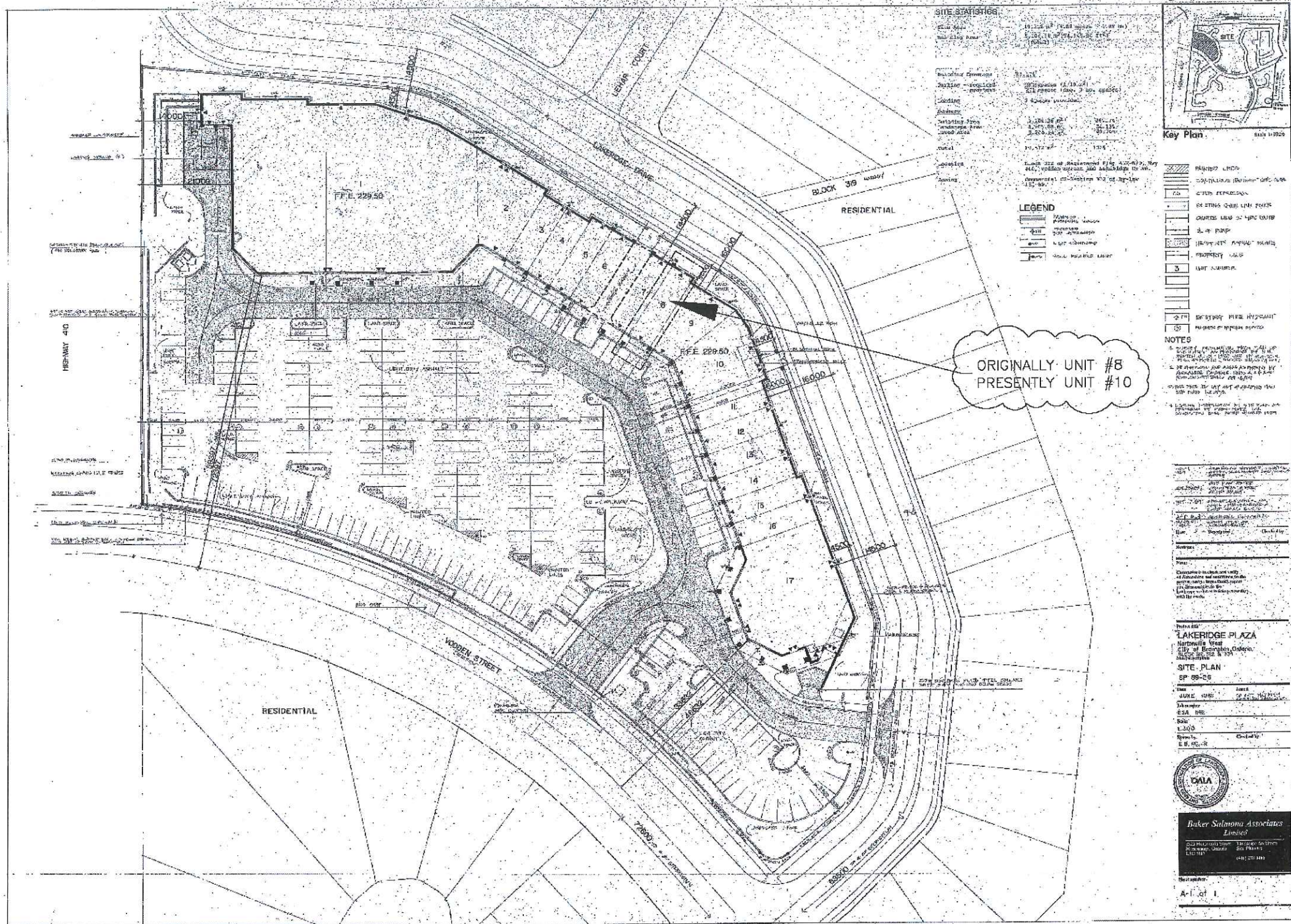




Committee of Adjustment

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)874-2119
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 cityclerksoffice@brampton.ca or jeanie.myers@brampton.ca 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 cityclerksoffice@brampton.ca or jeanie.myers@brampton.ca. 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.



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)** WATOCAN HOLDINGS LIMITED
Address 38 Timber Lane
Oakville, ON L6L 2Z3
Phone # (905) 827-3000 **Fax #** (905) 827-4600
Email rweidner@interras.ca

2. **Name of Agent** TRACON Services Inc
Address 63 Millhose Mews, Brampton ON L6Y 5J9
Phone # (905) 457-5989 **Fax #** _____
Email rtracy@traconservices.com

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

TO PERMIT PART TIME TUTORING SERVICES (COMMERCIAL SCHOOL)
 OCCUPANCY TO OPERATE IN UNIT 10 @
 456 VODDEN STREET E, BRAMPTON L6S 5Y7

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

CURRENT BYLAW DOESN'T PERMIT TUTORING (COMMERCIAL SCHOOL)
 OCCUPANCY.

5. **Legal Description of the subject land:**

Lot Number BLOCK NUMBER 132
Plan Number/Concession Number PLAN NO. 43M-820
Municipal Address UNIT 10-456 VODDEN STREET E, BRAMPTON L6S 5Y7

6. **Dimension of subject land (in metric units)**

Frontage 182.4m
Depth 101.6m
Area 19,512 m2

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.)

Ground (Gross) Floor Area 5,106 m2

Number of Storeys 1

Width 204.6m Length 43.6m HEIGHT 5.9m

PROPOSED BUILDINGS/STRUCTURES on the subject land:

COMMERCIAL OUTDOOR CONCEPT MALL - NO PROPOSED CHANGES

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 setback33.6m

Rear yard setback4.5m

Side yard setback14.0m

Side yard setback10.4m

PROPOSED

Front yard setbackNO CHANGE

Rear yard setbackNO CHANGE

Side yard setbackNO CHANGE

Side yard setbackNO CHANGE

10. Date of Acquisition 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 abutting properties: RESIDENTIAL

14. Date of construction of all buildings & structures on subject land: 1989

15. Length of time the existing uses of the subject property have been continued: 32 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 # A19-127	Decision Granted	Relief COMM SCHOOL PERMITTED IN UNIT 12B
File # _____	Decision _____	Relief _____
File # _____	Decision _____	Relief _____

Roland Tracy Digitally signed by Roland Tracy
Date: 2021.06.01 13:06:13 -04'00'

Signature of Applicant(s) or Authorized Agent

DATED AT THE CITY OF BRAMPTON

THIS 30th DAY OF AUGUST, 2021.

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, ROLAND TRACY, OF THE CITY OF BRAMPTON

IN THE PROVINCE OF ONTARIO 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 Province OF

THIS 7th DAY OF

Sept., 2021

Jeanie Myers

A Commissioner etc.

Roland Tracy

Digitally signed by
Roland Tracy
Date: 2021.09.01
13:15:41 -04'00'

Signature of Applicant or Authorized Agent

Submit by Email

FOR OFFICE USE ONLY

Present Official Plan Designation:

Present Zoning By-law Classification:

C2 - 332

This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.

HOTHIS.

Zoning Officer

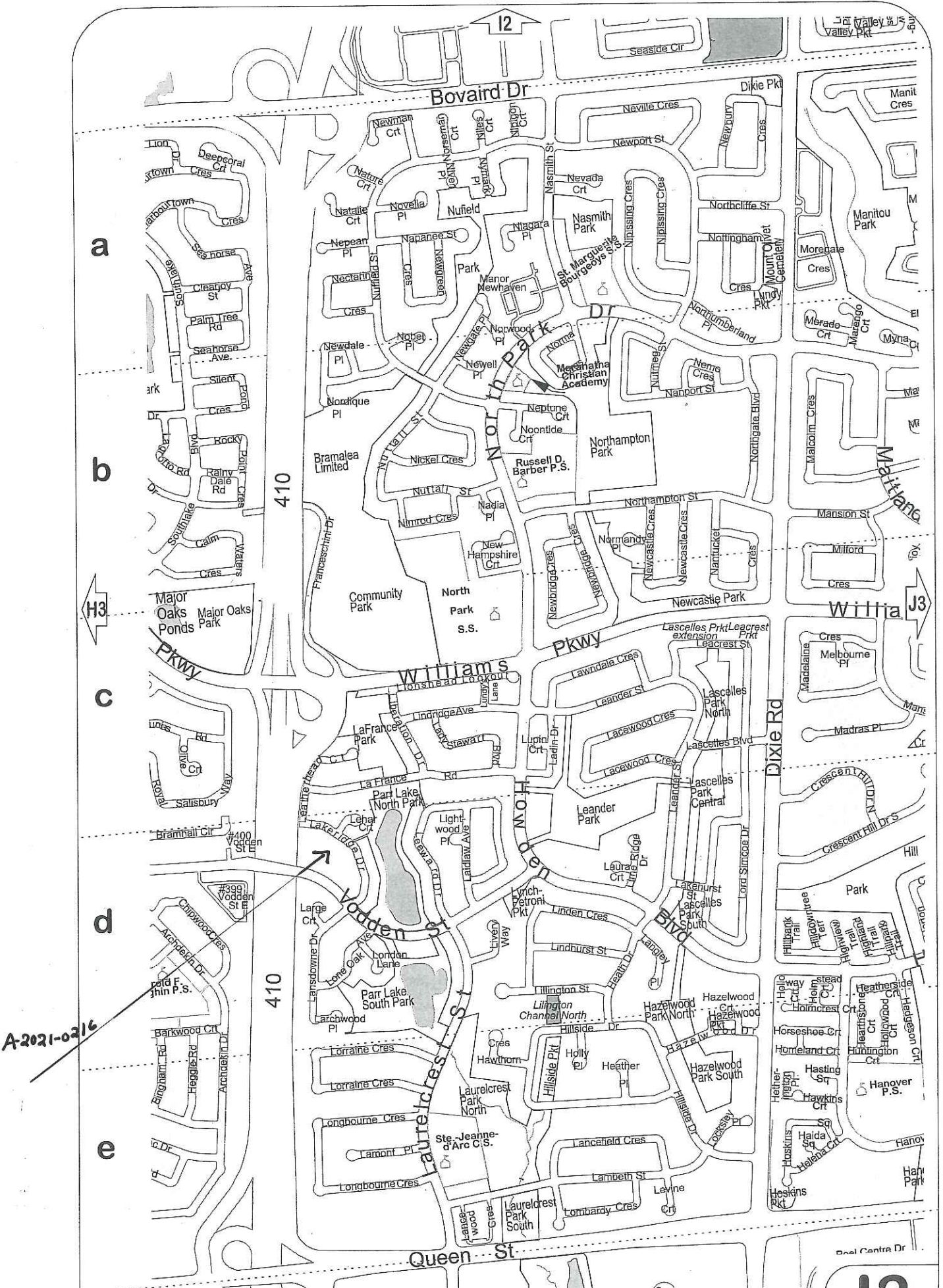
Sept 07 2021

Date

DATE RECEIVED

September 7, 2021

Revised 2020/01/07



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b

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d

e

A-2021-0216