

REVISED**APPLICATION FOR MINOR VARIANCE**

WHEREAS an application for minor variance has been made by **KEWAL SINGH AND RUPINDER GHOMAN** under Section 45 of the Planning Act, (R.S.O. 1990 c.P.13) for relief from **By-law 270-2004**;

AND WHEREAS the property involved in this application is described as Lot 33, Plan M-322 municipally known as **12 RAE AVENUE**, Brampton;

AND WHEREAS the applicants are requesting the following variance(s):

1. To permit a building height of 15.875m (52.08 ft.) whereas the by-law permits a maximum building height of 10.6m (34.78 ft.);
2. To permit 63.87% of the front yard to be landscaped open space whereas the by-law requires a minimum 70% of the front yard to be landscaped open space;
3. To permit a garage door height of 3.05m (10 ft.) whereas the by-law permits a maximum garage door height of 2.4m (7.87 ft.).

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: _____

The Committee of Adjustment has appointed **TUESDAY, July 12, 2022 at 9:00 A.M. by electronic meeting 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 an Ontario Land 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 Ontario Land 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 30th Day of June, 2022

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)874-2119
jeanie.myers@brampton.ca

APPLICATION # A-2021-0186
WARD #10

APPLICATION FOR MINOR VARIANCE

WHEREAS an application for minor variance has been made by **KEWAL SINGH AND RUPINDER GHOMAN** under Section 45 of the Planning Act, (R.S.O. 1990 c.P.13) for relief from **By-law 270-2004**;

AND WHEREAS the property involved in this application is described as Lot 33, Plan M-322 municipally known as **12 RAE AVENUE**, Brampton;

AND WHEREAS the applicants are requesting the following variance(s):

1. To permit a building height of 15.875m (52.08 ft.) whereas the by-law permits a maximum building height of 10.6m (34.78 ft.);
2. To permit an existing accessory structure (shed) with a gross floor area of 37.15 sq. m (400 sq. ft.) whereas the by-law permits a maximum gross floor area of 20 sq. m (215.28 sq. ft.) for an individual accessory structure;
3. To permit 63.87% of the front yard to be landscaped open space whereas the by-law requires a minimum 70% of the front yard to be landscaped open space;
4. To permit a garage door height of 3.05m (10 ft.) whereas the by-law permits a maximum garage door height of 2.4m (7.87 ft.).

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: _____

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

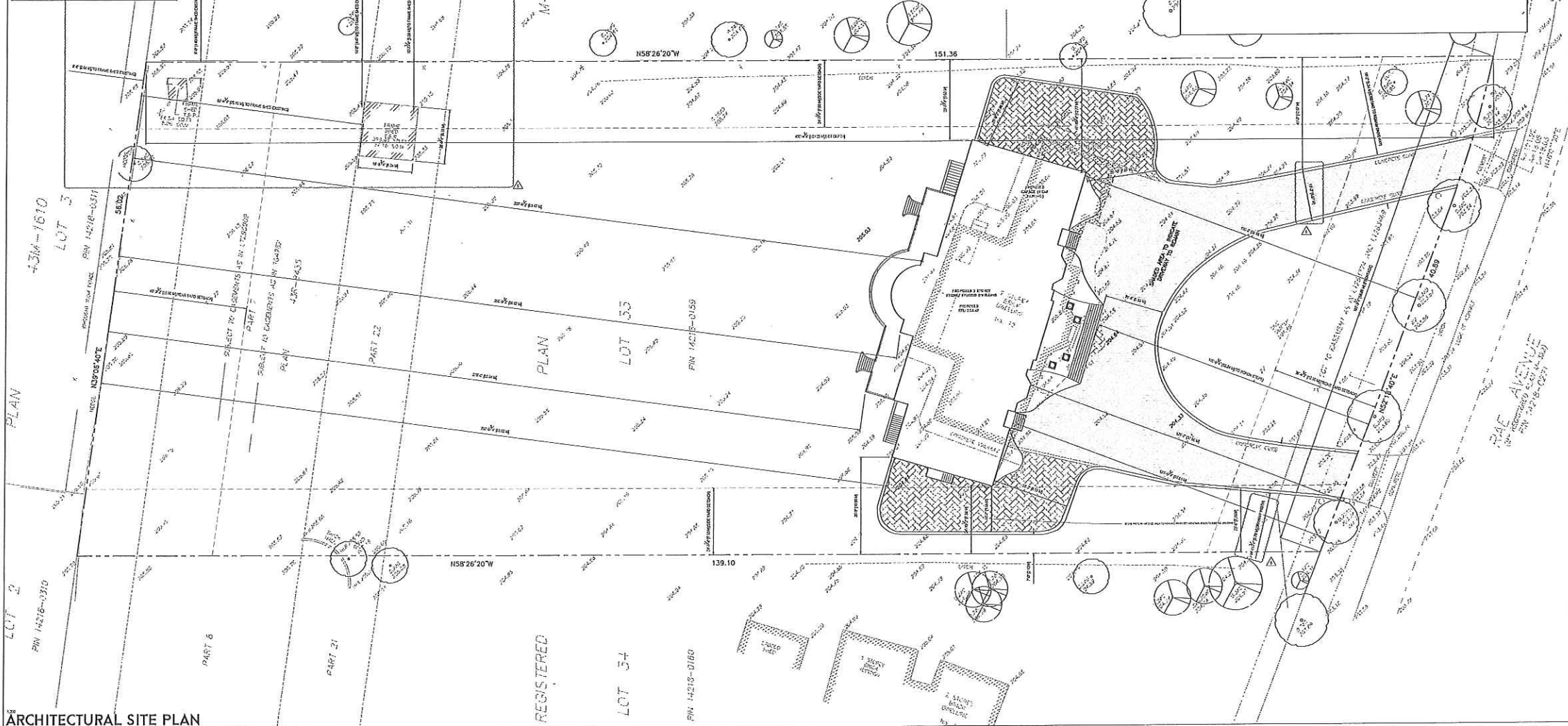
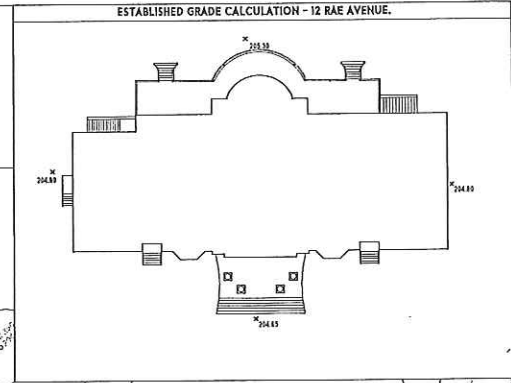
DATED at Brampton Ontario, this 29th Day of June, 2022

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)874-2119
jeanie.myers@brampton.ca

SITE STATISTICS - 12 RAE AVENUE	
LOT 3	REGISTERED PLAN 00187
2006 CODE FOR (RESIDENTIAL)	
LOT AREA	87 06 00 FT (806.20 SQ M)
LOT FRONTAGE (LOT WIDTH)	87.06 M
LOT DEPTH	91.22 M
BUILDING FOOTPRINT	151 M
LOT COVERAGE	PROPOSED
BUILDING	340 X 151 FT (204.91 X 151 M)
PROPOSED FRONT PORCHES & STOPS	408 X 151 FT (61.95 X 151 M)
PROPOSED SIDE TERRACES & STOPS	172 X 151 FT (11.10 X 151 M)
COVERAGE TOTAL	147.11 SQ M
PERCENTAGE OF LOT COVERAGE	71%
GROSS FLOOR AREA	PROPOSED
PROPOSED GROUND FLOOR	420.38 SQ FT (204.91 X 151 M)
PROPOSED SECOND FLOOR	204.38 SQ FT (151 X 151 M)
OPEN SPACES TO BE DEDICATED	151 X 151 FT (151 X 151 M)
TOTAL PROPOSED G.F.A.	624.76 SQ FT (204.91 X 151 M)
G.T.A. TO LOT AREA PERCENTAGE	8.05 %
FRONT YARD LANDSCAPING	PROPOSED
FRONT YARD AREA	151 X 151 FT (204.91 X 151 M)
PROPOSED DRIVEWAY	151 X 151 FT (151 X 151 M)
PROPOSED PORCHES & STOPS	408 X 151 FT (61.95 X 151 M)
TOTAL YARD LANDSCAPED AREA	151 X 151 FT (151 X 151 M)
PERCENTAGE OF YARD LANDSCAPED AREA	20.10 %
TOTAL LOT LANDSCAPED AREA PERCENTAGE	28.15 %

Established grade calculations	
SECTION	ELEV
1	204.90
2	205.30
3	204.80
4	204.65
SUM	619.65
EST. GRADE	204.91



ARCHITECTURAL SITE PLAN

CITY OF BRAMPTON
LANDSCAPE PLAN
APPROVED
subject to an agreement ☐
On This _____ Day of _____
Attn: Planning
Director, Development Services

12 RAE AVE BRAMPTON, ON L6P 0E9
FILE: SPA-2022-0070

huis design studio
CUSTOM HOME DESIGN
DESIGNER: J. HUIS
DATE: 2022-07-07
PROJECT: 12 RAE AVE
SCALE: 1/8" = 1'-0"

REVISIONS
1. 01/2021
2. 02/2021
3. 03/2021
4. 04/2021
5. 05/2021
6. 06/2021
7. 07/2021
8. 08/2021
9. 09/2021
10. 10/2021
11. 11/2021
12. 12/2021

PROJECT NOTES
1. 01/2021
2. 02/2021
3. 03/2021
4. 04/2021
5. 05/2021
6. 06/2021
7. 07/2021
8. 08/2021
9. 09/2021
10. 10/2021
11. 11/2021
12. 12/2021

ASP

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 and/or as a hybrid meeting (both in-person and electronically).

Electronic/Hybrid Hearing Procedures
How to get involved in the Hybrid Hearing

As the pandemic has waned, Brampton City Hall is currently lifting in-person attendance restrictions due to the COVID pandemic. In-person attendance at Committee of Adjustment Hearings is now available at this time, along with a virtual participation option. Brampton City Council and its Committees will continue to meet electronically and in-person. For the **July 12, 2022** hearing, the Committee of Adjustment will conduct its meeting with concurrent electronic and in-person attendance.

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, Thursday, July 7, 2022.**
- Advance registration for applicants, agents and other interested persons is required by one or two options:
 1. Participate remotely 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 Thursday, July 7, 2022.**
 2. To participate in-person, please email the Secretary-Treasurer at cityclerksoffice@brampton.ca or jeanie.myers@brampton.ca by **4:30 pm Thursday, July 7, 2022.**
- Persons without access to a computer, smartphone or tablet can participate in a meeting via telephone or in-person. 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 **Thursday, July 7, 2022.** City staff will contact you and provide you with further details.

You will be contacted by the City Clerk's Office before the hearing date to confirm your attendance. Confirmation of in-person attendance will be subject to any in-person capacity limits that may be in place for Council Chambers at City Hall and prevailing public health orders and guidance.

- 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/hybrid 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 City of Brampton is reviewing its Committee of Adjustment process. As a participant in this process, if you have comments or input you would like to share about your experience with the Committee of Adjustment, please email cityclerksoffice@brampton.ca to indicate your interest and you will be contacted with more information.

AMENDMENT LETTER

June 23, 2022

To: Committee of Adjustment

RE: **APPLICATION FOR MINOR VARIANCE
KEWAL SINGH AND RUPINDER GHOMAN
LOT 33, PLAN M-322
A-2022-0186– 12 RAE AVENUE**

Please **amend** application **A-2022-0186** to reflect the following:

1. To permit a building height of 15.875m (52.08 ft.) whereas the by-law permits a maximum building height of 10.6m (34.78 ft.);
2. To permit 63.87% of the front yard to be landscaped open space whereas the by-law requires a minimum 70% of the front yard to be landscaped open space;
3. To permit a garage door height of 3.05m (10 ft.) whereas the by-law permits a maximum garage door height of 2.4m (7.87 ft.).

Dipreet Singh
Applicant/Authorized Agent

Flower City



brampton.ca

FILE NUMBER: A - 2022-0186

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) Kewal Singh & Rupinder Ghoman

Address 12 Rae Avenue, Brampton Ontario L6P 0E9

Phone # 647-403-6107 Fax #

Email preetsportscanda@hotmail.com
2.

Name of Agent Dilpreet Singh & Rafael Martins (RDA Designs)

Address 12 Rae Avenue, Brampton Ontario, L6P 0E9

Phone # 647-574-0220 Fax #

Email permits@rdadesigns.ca
3.

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

Maximum Building Height (Proposed 15.875m, Maximum Allowed: 10.6m)

Maximum Garage Door Height (Proposed 3.05m, Maximum Allowed: 2.4m)

Minimum Landscaped Open Space (Proposed: 63.87%, Minimum Required: 70% of Front Yard)

To permit an individual accessory structure with a gross floor area of 37.15 square metres (maximum allowed: 20 square metres).
4.

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

By-law Maximum Building Height Allowed is 10.6m.

Maximum Garage Door Height Allowed is 3.05m

Minimum Landscaped Open Space Required is 70%

Maximum allowed area for an individual accessory building is 20 square metres.
5.

Legal Description of the subject land:

Lot Number 33

Plan Number/Concession Number 43M978

Municipal Address 12 Rae Avenue, Brampton Ontario L6P 0E9
6.

Dimension of subject land (in metric units)

Frontage 58.89m

Depth 151.29m

Area 8095.29sqm
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.)
Single Family Dwelling: Approx. 4800sqft (445.93sqm); 2 Story Building (Residential)
Storage Shed In Rear Yard: Approx 400sqft (37.16sqm)

PROPOSED BUILDINGS/STRUCTURES on the subject land:
Single Family Dwelling (Residential): 8386.08sqft (779.09sqm)

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 36.21m
Rear yard setback 82.37m
Side yard setback 11.77m (Left Side)
Side yard setback 8.77m (Right Side)

PROPOSED
Front yard setback 37.01m
Rear yard setback 85.04m
Side yard setback 7.58m
Side yard setback 9.03m

10. Date of Acquisition of subject land: March 2014
11. Existing uses of subject property: Residential
12. Proposed uses of subject property: Residential
13. Existing uses of abutting properties: Residential
14. Date of construction of all buildings & structures on subject land: 1980
15. Length of time the existing uses of the subject property have been continued: Since Construction

16. (a) What water supply is existing/proposed?
Municipal ☒ Other (specify) _____
Well ☐
- (b) What sewage disposal is/will be provided?
Municipal ☐ Other (specify) _____
Septic ☒
- (c) What storm drainage system is existing/proposed?
Sewers ☐ Other (specify) _____
Ditches ☒
Swales ☐

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 _____

Kewal Singh & Rupinder Ghoman
Signature of Applicant(s) or Authorized Agent

DATED AT THE _____ City _____ OF _____ Brampton _____

THIS 16th DAY OF May, 2022.

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, Rafael Martins, OF THE _____ City _____ OF Toronto
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 Region OF _____

June THIS 1st DAY OF

June, 2022

Jeanie Myers
A Commissioner etc.

Jeanie Cecilia Myers
a Commissioner, etc.,
Province of Ontario
for the Corporation of the
City of Brampton
Expires April 8, 2024.

Rafael Martins
Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

RE2

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

L Barbuto

Zoning Officer

May 26, 2022

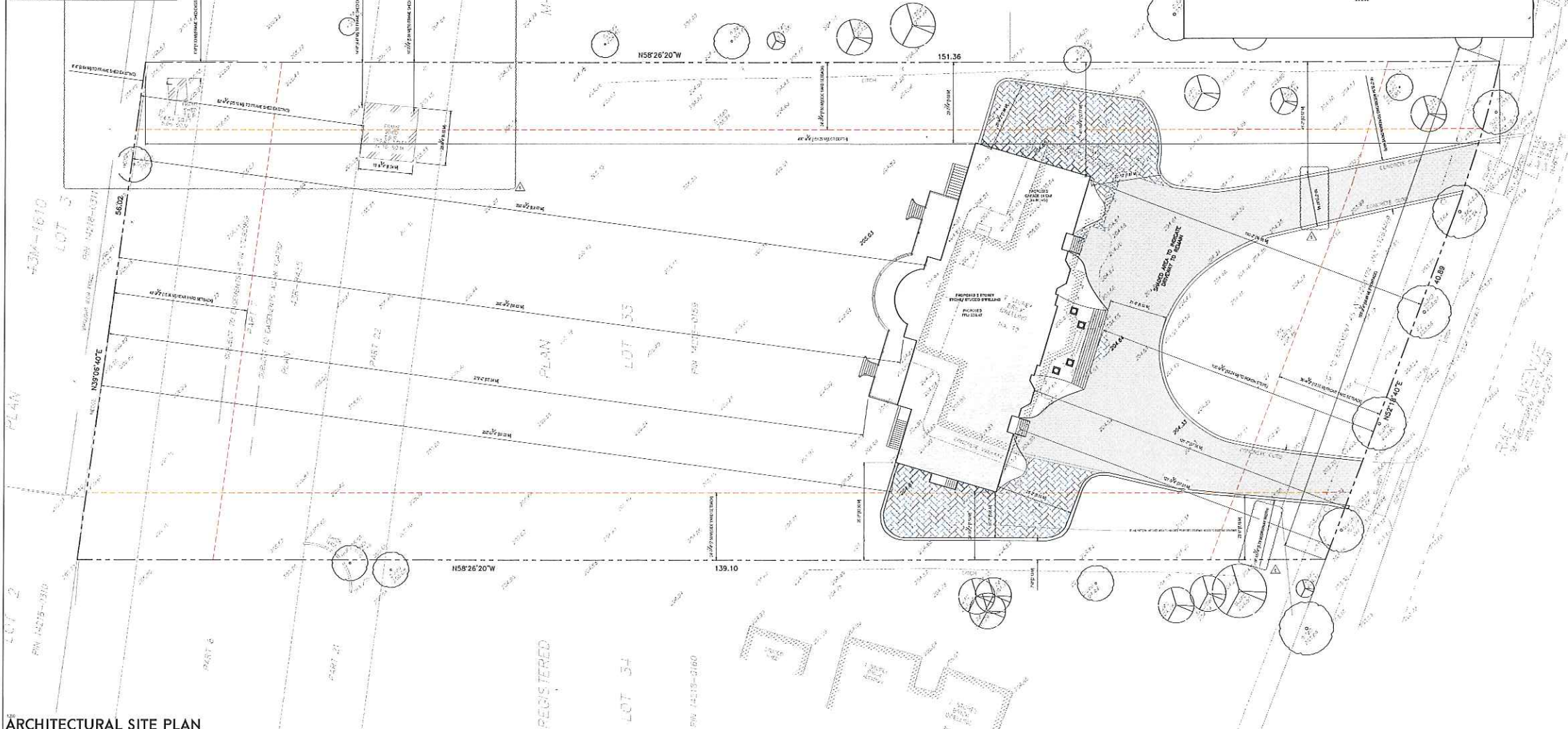
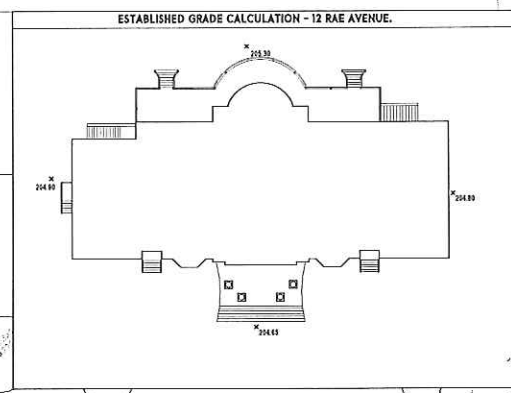
Date

DATE RECEIVED

June 1, 2022

SITE STATISTICS - 12 RAE AVENUE	
LOT #	REGISTERED PLAN #1215-01610
LOT AREA	8106.07 SQ FT (238.20 SQ M)
LOT FRONTAGE (LOT WIDTH)	50.00 M
LOT DEPTH	161.00 M
BACKSIGHT	15.00 M
LOT COVERAGE	PROPOSED
LANDING	140.00 SQ FT (12.94 SQ M)
PROPOSED FRONT PORCHES & STEPS	80.00 SQ FT (7.42 SQ M)
PROPOSED SIDE PORCHES & STEPS	80.00 SQ FT (7.42 SQ M)
CONCRETE TOTAL	160.00 SQ M
PERCENTAGE OF LOT COVERAGE	1.96%
GROSS FLOOR AREA	PROPOSED
PROPOSED GROUND FLOOR	450.00 SQ FT (41.71 SQ M)
PROPOSED SECOND FLOOR	500.00 SQ FT (46.45 SQ M)
CONCRETE TO BE INSTALLED	150.00 SQ FT (13.94 SQ M)
TOTAL PROPOSED G.F.A.	950.00 SQ FT (88.16 SQ M)
G.F.A. TO LOT AREA PERCENTAGE	11.62%
FRONT YARD LANDSCAPING	PROPOSED
FRONT YARD AREA	140.00 SQ FT (12.94 SQ M)
PROPOSED DRIVEWAY	80.00 SQ FT (7.42 SQ M)
PROPOSED PORCHES & STEPS	80.00 SQ FT (7.42 SQ M)
TOTAL YARD LANDSCAPED AREA	160.00 SQ FT (14.87 SQ M)
PERCENTAGE OF YARD LANDSCAPED AREA	1.96%
TOTAL LOT LANDSCAPED AREA PERCENTAGE	3.92%

Established grade calculations	
SECTION	ELEV
1	204.90
2	205.30
3	204.60
4	204.65
SUM:	819.45
EST. GRADE	204.91



ARCHITECTURAL SITE PLAN

CITY OF BRAMPTON
LANDSCAPE PLAN
APPROVED
Subject to an agreement
On This _____ Day of _____
Alan Parsons
Director, Development Services

12 RAE AVE BRAMPTON, ON L6P 0E9
FILE: SPA-2022-0070

hais design studio
CUSTOM HOME DESIGN

NOTES

1. ALL DIMENSIONS ARE IN METERS UNLESS OTHERWISE SPECIFIED.

2. THE PROPOSED BUILDING IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON ZONING BY-LAW AND THE BRAMPTON BUILDING CODE.

3. THE PROPOSED LANDSCAPING IS TO BE INSTALLED IN ACCORDANCE WITH THE CITY OF BRAMPTON LANDSCAPING BY-LAW.

4. THE PROPOSED DRIVEWAY IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON DRIVEWAY BY-LAW.

5. THE PROPOSED PAVING IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON PAVING BY-LAW.

6. THE PROPOSED FENCE IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON FENCE BY-LAW.

7. THE PROPOSED SIGNAGE IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON SIGNAGE BY-LAW.

8. THE PROPOSED LIGHTING IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON LIGHTING BY-LAW.

9. THE PROPOSED UTILITY LOCATIONS ARE SHOWN FOR INFORMATION ONLY. THE EXACT LOCATIONS SHALL BE DETERMINED BY A UTILITY LOCATOR PRIOR TO CONSTRUCTION.

10. THE PROPOSED EROSION CONTROL MEASURES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CITY OF BRAMPTON EROSION CONTROL BY-LAW.

11. THE PROPOSED DRAINAGE SYSTEM IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRAMPTON DRAINAGE BY-LAW.

12. THE PROPOSED WETLANDS ARE TO BE PROTECTED IN ACCORDANCE WITH THE CITY OF BRAMPTON WETLANDS BY-LAW.

13. THE PROPOSED TREE REMOVAL IS TO BE IN ACCORDANCE WITH THE CITY OF BRAMPTON TREE REMOVAL BY-LAW.

14. THE PROPOSED TREE REPLACEMENT IS TO BE IN ACCORDANCE WITH THE CITY OF BRAMPTON TREE REPLACEMENT BY-LAW.

15. THE PROPOSED LANDSCAPING IS TO BE INSTALLED IN ACCORDANCE WITH THE CITY OF BRAMPTON LANDSCAPING BY-LAW.

REVISIONS

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMIT	08/23/21
2	REVISED FOR PERMIT	11/03/21
3	REVISED FOR PERMIT	12/22/21
4	REVISED FOR PERMIT	01/12/22
5	REVISED FOR PERMIT	08/22/22

PROJECT INFORMATION

PROJECT NAME: 12 RAE AVENUE
PROJECT ADDRESS: 12 RAE AVENUE
PROJECT NO: 2022-0070
DATE: 08/22/22

SCALE

1:100

ASAP



FRONT ELEVATION

CITY OF BRAMPTON
LANDSCAPE PLAN
APPROVED
subject to an agreement
On this _____ Day of _____

12 RAE AVE BRAMPTON, ON L6P 0E9
FILE: SPA-2022-0070

Atlan Parsons
Director, Development Services



CUSTOM HOME DESIGN

DESIGNER'S NOTE
DRAWING SET FOR PROJECT SPA-2022-0070
DESIGNED BY: HUIS DESIGN STUDIO
DATE: 01/10/2022
PROJECT: 12 RAE AVE, BRAMPTON, ON
DRAWN BY: HUIS DESIGN STUDIO
DATE: 01/10/2022
PROJECT: 12 RAE AVE, BRAMPTON, ON

QUALIFICATION INFORMATION
THESE DRAWINGS ARE THE PROPERTY OF HUIS DESIGN STUDIO
ALL RIGHTS RESERVED
NO PART OF THESE DRAWINGS MAY BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT PERMISSION IN WRITING FROM HUIS DESIGN STUDIO

NO.	REVISION	DATE
1	ISSUED FOR PERMIT APPLICATION	01/10/2022
2	REVISED AFTER CLIENT REVIEW	01/10/2022
3	REVISED AFTER CLIENT REVIEW	01/10/2022
4	REVISED AFTER CLIENT REVIEW	01/10/2022

NO.	REVISION	DATE
1	ISSUED FOR PERMIT APPLICATION	01/10/2022
2	REVISED AFTER CLIENT REVIEW	01/10/2022
3	REVISED AFTER CLIENT REVIEW	01/10/2022
4	REVISED AFTER CLIENT REVIEW	01/10/2022

DRAWING TITLE: 12 RAE AVE, BRAMPTON, ON
PROJECT NUMBER: SPA-2022-0070
SCALE: 1/8" = 1'-0"

A201

MAX. ROOF
PEAK/BUILDING
HEIGHT

PLUMBED TO LIGHT

FACE TO FACE OF ROOF

DATA BROWN & WHITE SHEDDING
TO BE USED FOR ROOF SHEDDING

ROOF MIDPOINT

WHERE ROOF MEETS EAVE

DATA BROWN & WHITE SHEDDING
TO BE USED FOR ROOF SHEDDING

U.S. OF LOW EAVE

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

10' ROOF EAVE

10' ROOF EAVE

BLACK & WHITE SHEDDING
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
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10' ROOF EAVE

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TO BE USED FOR ROOF SHEDDING

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WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

WHERE ROOF MEETS EAVE
TO BE USED FOR ROOF SHEDDING

LEFT ELEVATION

CITY OF BRAMPTON
LANDSCAPE PLAN
APPROVED
subject to an agreement
On This Day of
Allan Parsons
Director, Development Services

12 RAE AVE BRAMPTON, ON L6P 0E9
FILE: SPA-2022-0070



CUSTOM HOME DESIGN

GENERAL NOTES

1. ALL DIMENSIONS ARE IN METERS UNLESS OTHERWISE NOTED.

2. ALL MATERIALS AND FINISHES TO BE SPECIFIED BY THE ARCHITECT.

3. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CITY OF BRAMPTON ZONING BY-LAW.

4. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL BUILDING CODE.

5. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ELECTRICAL CODE.

6. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL PLUMBING AND MECHANICAL CODE.

7. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL FIRE CODE.

8. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL SAFETY CODE.

9. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ENVIRONMENTAL CODE.

10. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL HEALTH CARE CODE.

QUALIFICATION OF DESIGNER

NAME: HUIS DESIGN STUDIO

REGISTRATION NUMBER: 123456789

DATE OF DESIGN: 2022-07-01

DATE OF REVIEW: 2022-07-01

DATE OF APPROVAL: 2022-07-01

REVISIONS

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMIT	2022-07-01
2	ISSUED FOR REVIEW	2022-07-01
3	ISSUED FOR APPROVAL	2022-07-01
4	ISSUED FOR CONSTRUCTION	2022-07-01

DESIGNER

NAME: HUIS DESIGN STUDIO

REGISTRATION NUMBER: 123456789

DATE OF DESIGN: 2022-07-01

DATE OF REVIEW: 2022-07-01

DATE OF APPROVAL: 2022-07-01

PROJECT INFORMATION

PROJECT NAME: 12 RAE AVE BRAMPTON, ON L6P 0E9

PROJECT NUMBER: 123456789

PROJECT DATE: 2022-07-01

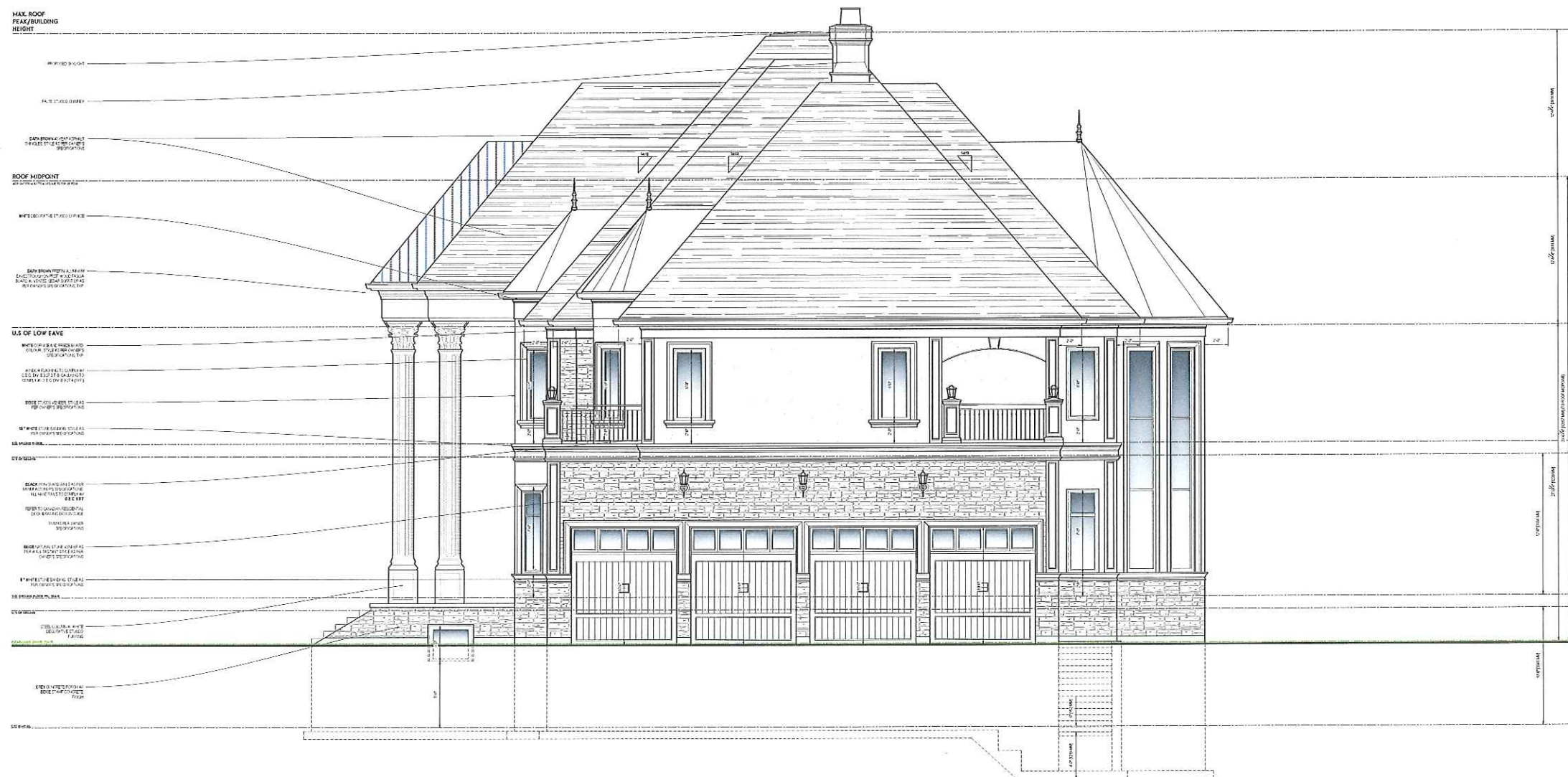
PROJECT LOCATION: 12 RAE AVE BRAMPTON, ON L6P 0E9

SCALE: 1/4" = 1'-0"

DATE: 2022-07-01

FILE: SPA-2022-0070

A202



RIGHT ELEVATION

CITY OF BRAMPTON
LANDSCAPE PLAN
APPROVED
subject to an agreement ☐
On This _____ Day of _____

12 RAE AVE BRAMPTON, ON L6P 0E9
FILE: SPA-2022-0070

huis | design studio
CUSTOM HOME DESIGN

HUIS DESIGN STUDIO
CUSTOM HOME DESIGN • RENOVATIONS
14001 S. GAY AVENUE SUITE 100, LOS ANGELES, CA 90047
TEL: 310.340.1234 • FAX: 310.340.1235 • WWW.HUISDESIGNSTUDIO.COM
HUISDESIGNSTUDIO.COM

[illegible]

QUALIFICATION INFORMATION	
THE INFORMATION HAS BEEN REVIEWED AND FOUND TO BE CORRECT FOR THE DESIGN AND BUILDING OF THE QUALIFICATION AND REGISTRATION NAMED IN THE CHARTER IN A MANNER TO BE A DESIGNER.	
NAME	B.C.M.
REGISTRATION INFORMATION	
FOR A FURTHER DESIGN EVENT (REFER TO C.12.4 OF THE CHARTER DURING CDE)	
FORM NAME	B.C.M.

REVISION LIST		
1	REVISION 01 PER 01/02/02	01/02/02
2	REVISION 02 PER 01/02/02	01/02/02
3	REVISION 03 PER 01/02/02	01/02/02
4	REVISION 04 PER 01/02/02	01/02/02
5	REVISION 05 PER 01/02/02	01/02/02

REVISION LIST		
1	REVISION 01 PER 01/02/02	01/02/02
2	REVISION 02 PER 01/02/02	01/02/02
3	REVISION 03 PER 01/02/02	01/02/02
4	REVISION 04 PER 01/02/02	01/02/02
5	REVISION 05 PER 01/02/02	01/02/02

DRAWING TITLE: ROCKET FALLOUT ZONE
 DRAWN BY: JH CHECKED BY: FVS
 PROJECT ADDRESS: 12345 FIVE STAR BLVD
 PROJECT NO: 221000 SCALE: 1/4" = 1'-0"
 SHEET NO: **A204**

