

APPLICATION # A-2022-0287
WARD 6

APPLICATION FOR MINOR VARIANCE

WHEREAS an application for minor variance has been made by **SURESH SHARMA AND SUNDER SEEMA SHARMA** 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 89, Plan M-1424 municipally known as **33 FOUR SEASONS CIRCLE**, Brampton;

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

1. To permit a 0.72m (2.36 ft.) path of travel leading to the principle entrance for a second unit whereas the by-law requires a minimum unencumbered side yard width of 1.2m (3.94 ft.) be provided as a path of travel from the front yard to the entrance for a second unit;
2. To permit an existing above grade side door in the side wall where a minimum side yard width of 0.72m (2.36 ft.) is provided extending from the front wall of the dwelling up to and including the door, whereas the by-law does not permit a door in the side wall unless there is a minimum side yard width of 1.2m (3.94 ft.) setback extending from the front wall of the dwelling up to and including the door;
3. To permit an existing driveway width of 6.99m (22.93 ft.) whereas the by-law permits a maximum driveway width of 6.71m (22 ft.);
4. To permit an existing fence in the rear yard having a maximum height of 2.03m (6.66 ft.) whereas the by-law permits a maximum fence height of 2.0m (6.56 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, October 4, 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.

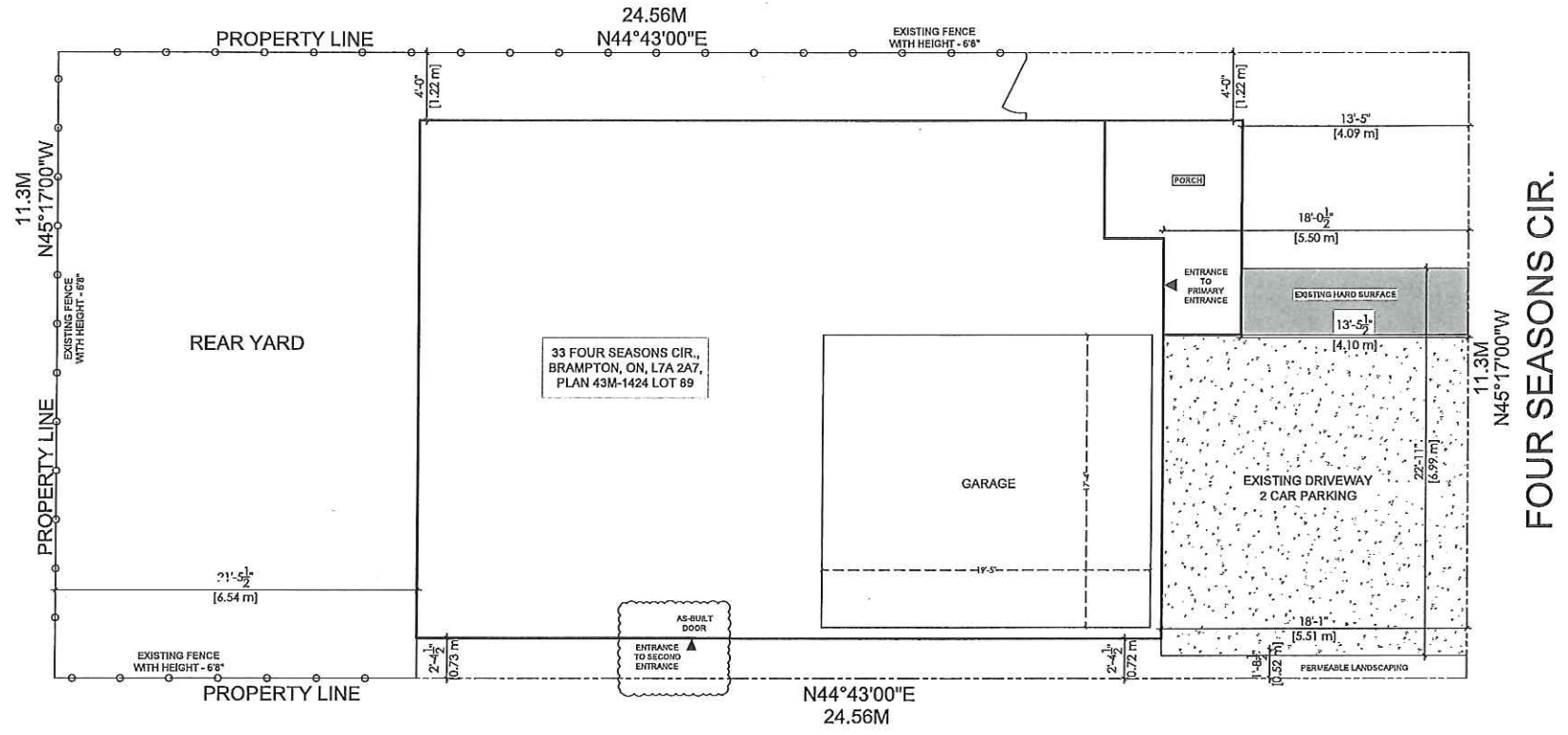
RULES OF PROCEDURE OF THIS COMMITTEE REQUIRE REPRESENTATION OF THE APPLICATION AT THE HEARING, OTHERWISE THE APPLICATION SHALL BE DEFERRED.

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

DATED at Brampton Ontario, this 22nd Day of September, 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 PLAN
 SC: 1/8" - 1'-0"

General Notes

* CONTRACTOR SHALL CHECK ALL DIMENSIONS ON THE WORK SITE AND REPORT DISCREPANCIES TO THE CONSULTANTS BEFORE PROCEEDING. ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF CONSULTANTS AND MUST BE RETURNED AT THE COMPLETION OF WORK. THIS DRAWING IS NOT TO BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE CONSULTANT. DRAWINGS ARE NOT TO BE SCALED.

LEGENDS:-

REVISION		
NO.	DATE	DESCRIPTION

Firm Name and Address
MEM ENGINEERING INC
 2355 DERRY ROAD EAST
 MISSISSAUGA, ON, L5S 1V6
 416-558-6755
 Email: harry@memengineering.ca



PROJECT TITLE:
 33 FOUR SEASONS CIR,
 BRAMPTON, ON L7A 2A7

SHEET TITLE:
SITE PLAN

CLIENT EMAIL:

SCALE: 1/8" - 1'-0"	DRAWING NO.: A100
PLOT DATE: 02-09-2022	
DRAWN BY: GG	
CHECKED BY: HS	

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 **October 4, 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, September 29, 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, September 29, 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, September 29, 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, September 29, 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

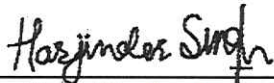
September 20, 2022

To: Committee of Adjustment

**RE: APPLICATION FOR MINOR VARIANCE
SHARON BENNETT & EDGAR BENNETT
A-2022-0287 – 33 FOUR SEASONS CIR**

Please **amend** application **A-2022-0287** to reflect the following:

1. To permit a 0.72m path of travel leading from the front of the property to the principle entrance for a second unit whereas the by-law requires a minimum unencumbered side yard width of 1.2m (3.94 ft.) be provided as a path of travel from the front yard to the entrance for a second unit;
2. To permit an as-built, above grade side entrance with a 0.72m setback extending from the front wall of the dwelling up to and including the door, whereas the by-law requires a minimum 1.2m setback extending from the front wall of the dwelling up to and including the door;
3. To an existing driveway width of 6.99m, whereas the by-law permits a maximum driveway width of 6.71m;
4. To permit an existing fence in the rear yard having a maximum height of 2.03m, whereas the by-law whereas the by-law permits a maximum fence height of 2m



Applicant/Authorized Agent

2022-09-02

COVERING LETTER

To
The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

A-2022-0287

Subject: Minor Variance application for 33 Four Seasons Cir., Brampton, ON L7A 2A7

Sir/ Madam,

Trust this letter finds you well. Please accept our minor variance application for a client at 33 Four Seasons Cir., Brampton, ON L7A 2A7

We have a proposal of an as-built above grade side door with setback of 0.72m and to use 0.72 m path of travel to second unit entrance.

So, we request you to kindly consider our application.

We appreciate your cooperation in this matter.

Thank You



Harjinder Singh

P Eng. PMP, CET, RCJI



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) SURESH SHARMA and SUNDER SEEMA SHARMA
Address 33 FOUR SEASONS CIR., BRAMPTON, L7A2A7

Phone # 416-843-5618 Fax # _____
Email sharma11_seema@yahoo.com

2. Name of Agent HARJINDER SINGH/ MEM ENGINEERING INC.
Address UNIT 28 , 2355 DERRY ROAD EAST, MISSISSAUGA L5S1V6

Phone # 905-517-6755 Fax # _____
Email MEM.PENG@OUTLOOK.COM

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

1. To permit 0.72M a path of travel for primary entrance to second unit dwelling.
2. To permit as-built door at setback of 0.72 m from lot line.

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

By-law requires a minimum of 1.2 m from door to lot line and min 1.2m as a path of travel to second unit entrance.

5. Legal Description of the subject land:
Lot Number 89
Plan Number/Concession Number M1424
Municipal Address 33 FOUR SEASONS CIR., BRAMPTON, L7A2A7

6. Dimension of subject land (in metric units)
Frontage 11.30 m
Depth 24.56 m
Area 287.67 m2

7. Access to the subject land is by:

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

2 STOREY DWELLING
 SINGLE FAMILY DWELLING
 GFA - 119.39 M2
 HEIGHT OF PROPERTY - 8.5M, WIDTH - 9.36 M, LENGTH- 14.83M

PROPOSED BUILDINGS/STRUCTURES on the subject land:

TWO UNIT DWELLING
 AS-BUILT DOOR AT THE SETBACK OF 0.72 M FROM SIDE LOT LINE

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 4.10m
 Rear yard setback 6.54m
 Side yard setback 1.22m
 Side yard setback 0.72m

PROPOSED

Front yard setback 4.10m
 Rear yard setback 6.54m
 Side yard setback 1.22 m
 Side yard setback 0.72m

10. Date of Acquisition of subject land: 2015
11. Existing uses of subject property: SINGLE FAMILY DWELLING
12. Proposed uses of subject property: TWO UNIT DWELLING
13. Existing uses of abutting properties: RESIDENTIAL
14. Date of construction of all buildings & structures on subject land: 2006
15. Length of time the existing uses of the subject property have been continued: 16 YEARS

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 _____

Hazimul Siraj

Signature of Applicant(s) or Authorized Agent

DATED AT THE _____ CITY OF _____ MISSISSAUGA

THIS 2nd DAY OF SEPTEMBER, 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, Raman Kumar, 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 _____

2nd THIS DAY OF

Sept, 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.

Raman Kumar
Signature of Applicant or Authorized Agent

Submit by Email

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

R1D-986

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

Todd Payne
Zoning Officer

Sept 6, 2022

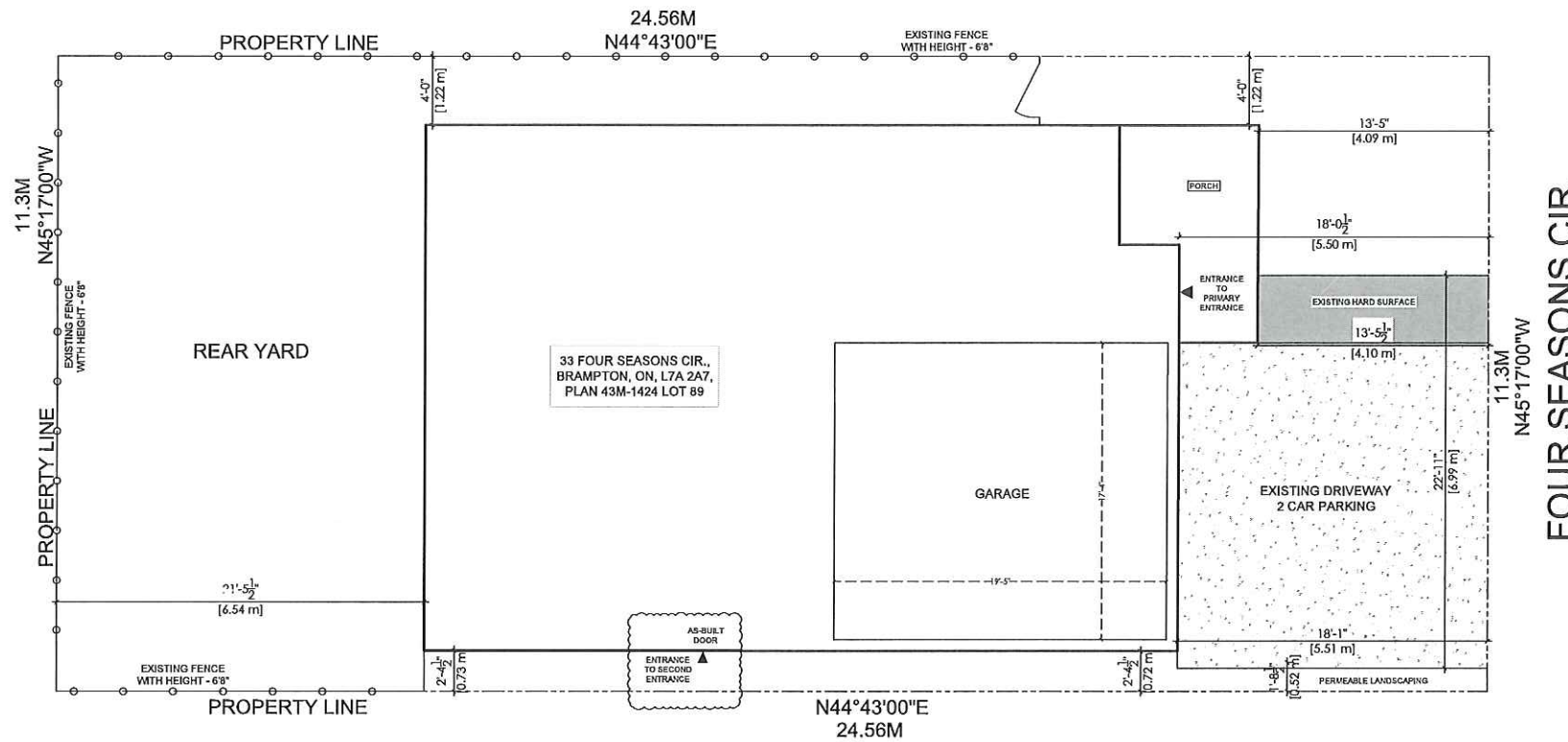
Date

DATE RECEIVED

Sept. 2, 2022

Date Application Deemed Complete by the Municipality

Revised 2022/02/17



SITE PLAN

SC: 1/8" - 1'-0"

General Notes

* CONTRACTOR SHALL CHECK ALL DIMENSIONS ON THE WORK SITE AND REPORT DISCREPANCIES TO THE CONSULTANTS BEFORE PROCEEDING.
 * ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF CONSULTANTS AND MUST BE RETURNED AT THE COMPLETION OF WORK.
 * THIS DRAWING IS NOT TO BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE CONSULTANT.
 * DRAWINGS ARE NOT TO BE SCALED.

LEGENDS:-

REVISION		
NO.	DATE	DESCRIPTION

Firm Name and Address
MEM ENGINEERING INC
 2355 DERRY ROAD EAST
 MISSISSAUGA, ON, L5S 1V6
 416-558-6755
 Email: harry@memengineering.ca



PROJECT TITLE:
 33 FOUR SEASONS CIR.,
 BRAMPTON, ON L7A 2A7

SHEET TITLE:

SITE PLAN

CLIENT EMAIL:

SCALE: 1/8" - 1'-0"	DRAWING NO.:
PLOT DATE: 02-09-2022	A100
DRAWN BY: GG	
CHECKED BY: HS	

DOCUMENTS RELEASED PURSUANT TO A REQUEST UNDER THE MUNICIPAL FREEDOM OF INFORMATION AND PROTECTION OF PRIVACY ACT R.S.O. 1990c. M56
 COPYRIGHT ACT R.S., 1985, c. C-42 APPLIES TO THE USE AND REPRODUCTION OF THESE DOCUMENTS

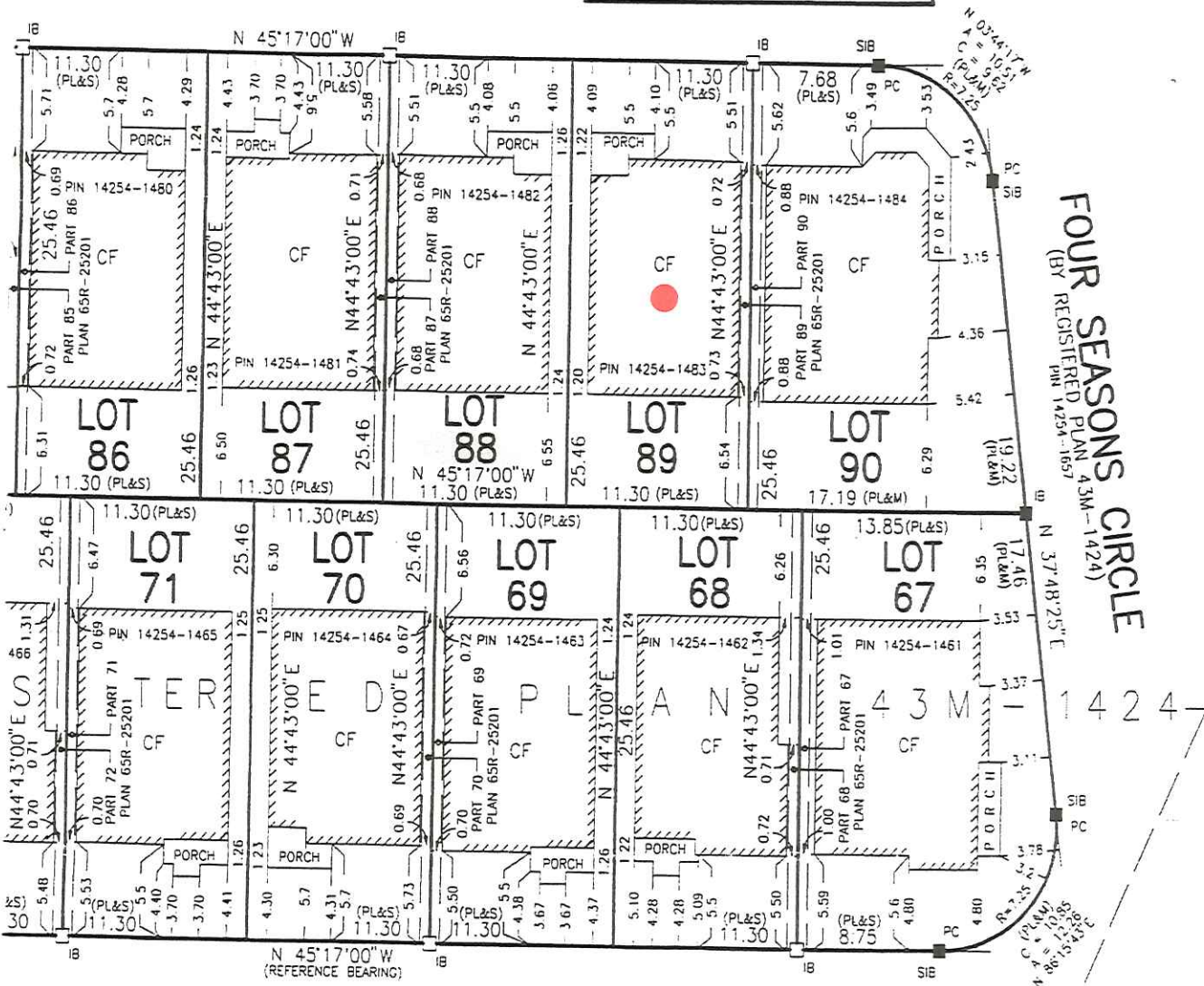
ASSOCIATION OF ONTARIO LAND SURVEYORS
 PLAN SUBMISSION FORM
 1374111

THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR In accordance with Regulation 1026, Section 29(3).



METRIC
 DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

FOUR SEASONS CIRCLE
 (BY REGISTERED PLAN 43M-1424)
 PIN 14254-1657



FOUR SEASONS CIRCLE
 (BY REGISTERED PLAN 43M-1424)
 PIN 14254-1657

FOUR SEASONS CIRCLE
 (BY REGISTERED PLAN 43M-1424)
 PIN 14254-1657

DO NOT ALTER THIS WRITTEN PERMISSION

DATE: 43M-1424 W

SURVEYOR'S CERTIFICATE
 I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON THE 28th DAY OF SEPTEMBER 2001

OCTOBER 24, 2001
 DATE

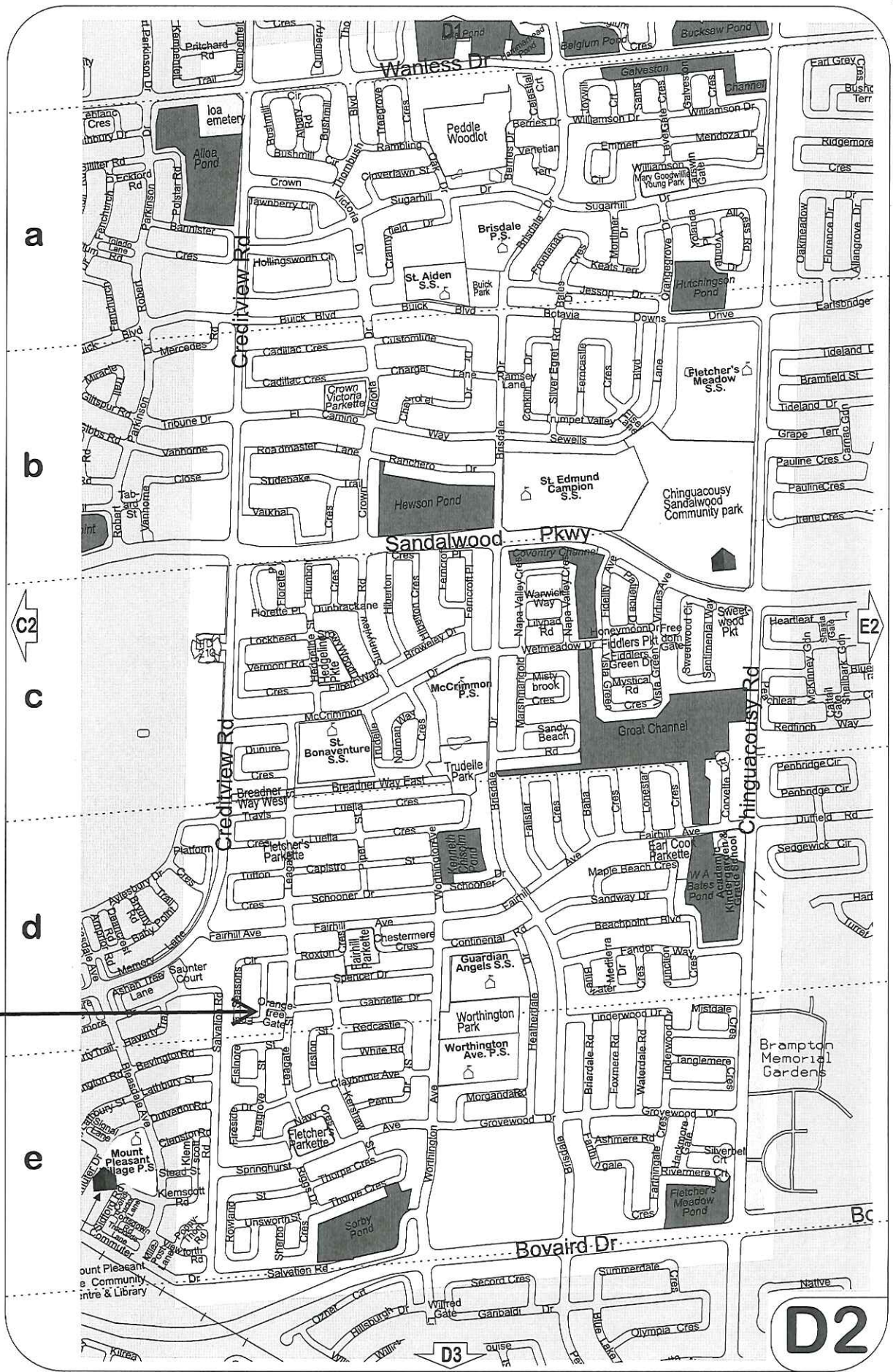
R. Salna
 R. SALNA, B.Sc.
 ONTARIO LAND SURVEYOR

P.SALNA COMPANY LTD.
ONTARIO LAND SURVEYORS

10225 YONGE STREET
 RICHMOND HILL, ONTARIO L4C 3B2
 PHONE:(905) 884-3988 FAX:(905)737-7516

DRAWN BY: NATHAN
 CHECKED BY: SRI

CAD FILE: 1424TPP
 FILE: 00-094



a

b

c

d

e

C2

E2

A-2022-0287

D2

D3