










- SUBJECT LAND
- GREENSPACE
- PROPERTY LINE
- SCHOOLS





AERIAL PHOTO DATE: FALL 2021

Legend

	SUBJECT LAND		AGRICULTURAL		INSTITUTIONAL		ROAD
			COMMERCIAL		OPEN SPACE		UTILITY
			INDUSTRIAL		RESIDENTIAL		



Mahmood, Nasir

From: Corazzola, Elizabeth
Sent: 2022/11/01 2:08 PM
To: Mahmood, Nasir
Cc: Hammond, Cindy; Taraborrelli, Marco
Subject: RE: SPA-2021-0035 1061, 1071 Queen St W_Substantial Review Completion Memo

Thnaks Nasir,

I have provided Zoning comments on the application to amend the by-law, including commentary about the appropriateness of lifting the Hold (H). For ease of reference, my comments read as follows:

Lifting of the Holding (H) provision on lands zoned I1(H)-3566 is conditional upon the demolition and removal of the exiting dwelling. A building permit has been issued to facilitate this demolition (Permit 275761 DM – 1071 Queen St. W). Inspections have confirmed that the dwelling has been demolished and removed in accordance with this condition. Lifting of the Holding (H) provision from lands zoned I1(H)-3566 is appropriate at this time.

The draft by-law amendment to lift the Hold (H) shall include provisions to remove the Holding (H) Symbol and delete all associated requirements and restrictions listed in Sections 3566.5 and 3566.6.

Note: There has been no building permit issued for the demolition of the existing dwelling on adjacent lands zoned I1(H)-3567 (1061 Queen St. W). As a result, lifting of the Hold (H) from that property is not recommended at this time. While the Hold (H) remains in effect, lands zoned I1(H)-3567 may be used for the purpose of a single detached dwelling and for providing access, required parking and landscaping associated with adjacent lands zoned I1(H)-3566.

Comments with respect to Zoning compliance of the proposed development with the requirements and restrictions of the Zoning By-law will be provided on the related Site Plan (SPA-2021-0035). Zoning clearance of the related site plan cannot be finalized until the by-law has been amended to lift the Hold (H).

I did not see a draft by-law attached in Accela but would be happy to review one once it's been prepared.

Please let me know if any additional information is required at this time.

Regards,

Elizabeth Corazzola

Acting Director, Building Division
 City of Brampton

T: 905.874.2092

elizabeth.corazzola@brampton.ca



From: Mahmood, Nasir <Nasir.Mahmood@brampton.ca>

Sent: 2022/10/27 9:48 AM

To: Corazzola, Elizabeth <Elizabeth.Corazzola@brampton.ca>

Cc: Hammond, Cindy <Cindy.Hammond@brampton.ca>; Taraborrelli, Marco <Marco.Taraborrelli@brampton.ca>

Subject: SPA-2021-0035 1061, 1071 Queen St W_Substantial Review Completion Memo

Importance: High

Hi Elizabeth,

This is to advise that the site plan review for the above noted development is substantially complete. A copy of the Substantial Review Completion Memo, site plan and elevations for the proposed development, including a disclaimer, are attached for your use in the review of a building permit application submission.

Please note that further clearance from Planning will be required before conditional permits can be issued as the zoning for the property includes a holding provision that must be lifted first.

Regards,

Nasir Mahmood MCIP, RPP

Planner III, Planning, Building & Economic Development Services

City of Brampton, 2 Wellington St. W., ON L6Y 4R2

T: 905-874-2094 | TTY 905-874-2130

nasir.mahmood@brampton.ca | www.brampton.ca



The City of Brampton is updating the current Official Plan to guide land use and development to 2051, this new Official Plan will be called the *Brampton Plan*. If you would like to receive information regarding the Official Plan review please email us at opreview@brampton.ca.



OZS-2022-0041

**Application to Amend the Zoning By-law to Lift the Holding H Symbol from the
Zoning Designation 'I1(H)-3566 on 1071 Queen St W**

Comments from Building & Plumbing Staff (October 31, 2022)

Building Comments

- The applicant/owner to provide a copy of the final version of the geotechnical report, signed and sealed by the QP, at time of permit application.
- The applicant owner must obtain a demolition permit to remove any existing buildings on the site.
- All mandatory inspections for any issued permits must be passed and the permit be closed.
- Any other building code comments will be addressed during the site plan approval application.

Plumbing Comments

- Any plumbing comments will be addressed during the site plan approval application.



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number _____

To amend By-law 270-2004, as amended

The Council of The Corporation of the City of Brampton, in accordance with the provisions of the *Planning Act*, R.S.O. 1990, c.P. 13, hereby ENACTS as follows:

1. By-law 270-2004, as amended, is hereby further amended:

1) by changing Schedule A thereto, the zoning designation of the lands as shown outlined on Schedule A to this by-law:

From:	To:
INSTITUTIONAL ONE - (HOLDING) - SECTION 3566 (I1(H) – 3566)	INSTITUTIONAL ONE - SECTION 3566 (I1 – 3566)

2) By amending Section 3566 by:

- a. Deleting the Holding “(H)” symbol following “Institutional One” and “I1” in the opening sentence.
- b. Deleting Sections 3566.5 and 3566.6 in their entirety.

READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL, this day of 2022.

Approved as to form.

2022/month/day

[insert name]

PATRICK BROWN, MAYOR

Approved as to content.

2022/month/day

[insert name]

PETER FAY, CITY CLERK

EXPLANATORY NOTE

THE PURPOSE OF BY-LAW _____2022

The purpose of By-law _____2022 is to amend the comprehensive Zoning By-law 270-2004, as amended pursuant to an application by Delta Engineering Services – Gauri Shankar Mandir Religious and Cultural Organization Inc. (File No. OZS-2022-0041).

EFFECT OF THE BY-LAW

The effect of By-law _____2022 is to remove the Holding “H” symbol from the Institution One (Holding)-Section 3566 (I1(H)-3566) to facilitate the development of the subject lands for a place of worship.

LOCATION OF LANDS AFFECTED

The lands affected by By-law _____2022 are located west of Chinguacousy Road, south side of Queen Street West, known legally as Lot 5, Concession 3 W. H. S.



PLANNING, BUILDING AND GROWTH MANAGEMENT

File: OZS-2022-0041_ZBLA

Date: 2022/11/01

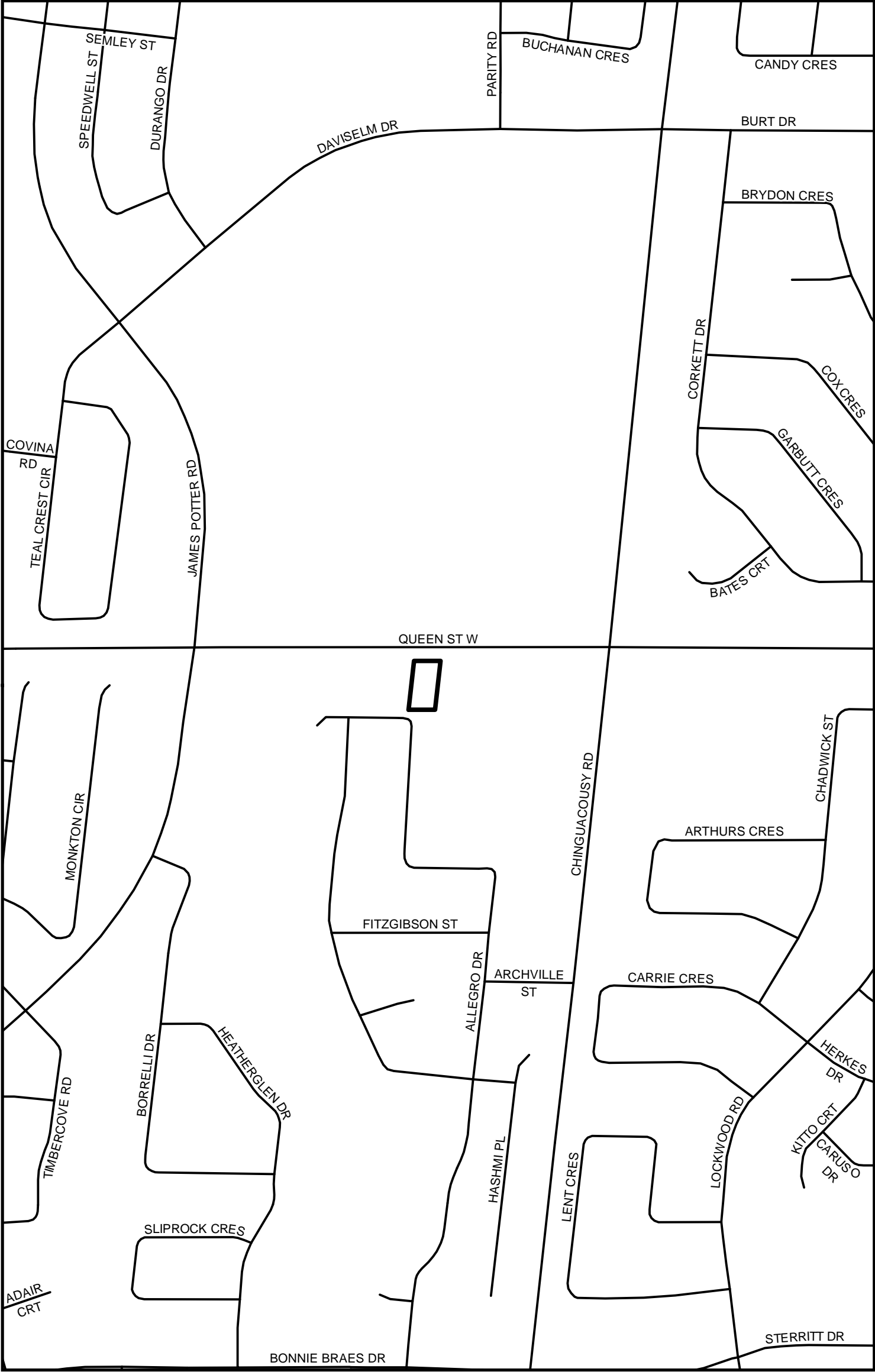
Drawn by: ckovac



PART LOT 3, CONCESSION 5 W.H.S.

BY-LAW _____

SCHEDULE A



SUBJECT LANDS



brampton.ca
PLANNING, BUILDING AND GROWTH MANAGEMENT

File: OZS-2022-0041_ZKM

Date: 2022/11/01



KEY MAP

BY-LAW _____

Drawn by: ckovac