

MINOR VARIANCES TO PERMIT A MINIMUM LOT AREA OF 0.33 HECTARES AND TO PERMIT A MINIMUM REAR YARD SETBACK OF 0.5 METRES FOR 10300 THE GORE ROAD

-  LANDS TO BE SEVERED (15.16 HECTARES)
-  LANDS TO BE RETAINED (0.33 HECTARES)



KEY PLAN 1:25,000

NO.	DESCRIPTION	DATE	BY

CDG CANDEVCON LIMITED
CONSULTING ENGINEERS AND PLANNERS
5850 GOREWAY DRIVE BRAMPTON, ONTARIO L6Y 0B7
TEL: (905) 874-9888 FAX: (905) 874-9889



PFUNDT (PROPERTY 9)

GORE MEADOWS SECONDARY PLAN (AREA 56)
CITY OF BRAMPTON

SEVERANCE PLAN

DESIGNED BY	S.G.	PROJECT NO.	W22110
CHECKED BY	D.K.H.	DRAWING NO.	
SCALE	1:1000	DATE	NOV. 4th 2022

SV-1

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 **January 24, 2023** 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, January 19, 2023.**

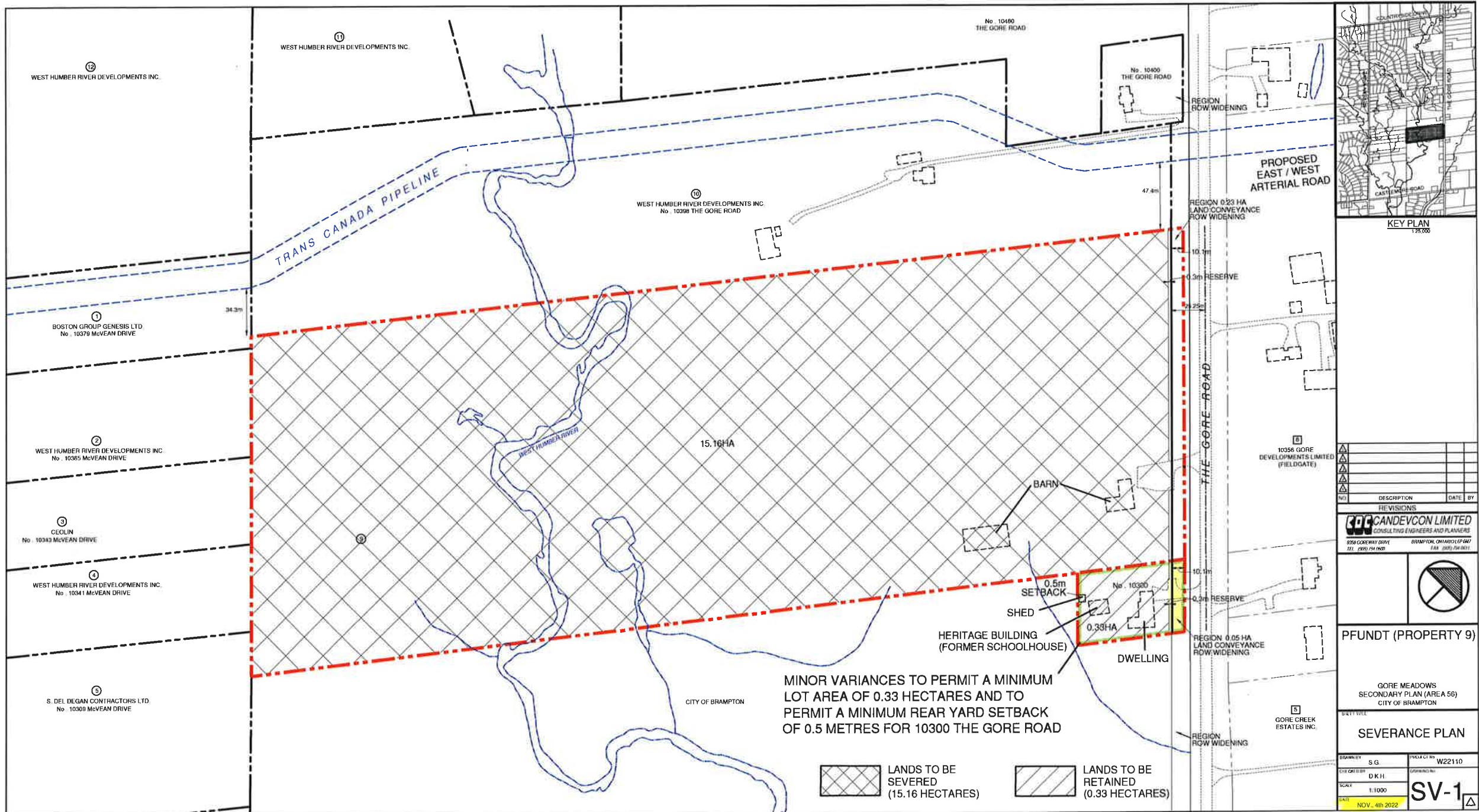
- Advance registration for applicants, agents and other interested persons is required by one or two options:
 1. Participate remotely in the electronic hearing using a computer, smartphone or tablet by emailing the Secretary-Treasurer at cityclerksoffice@brampton.ca or jeanie.myers@brampton.ca by **4:30 pm Thursday, January 19, 2023.**
 2. To participate in-person, please email the Secretary-Treasurer at cityclerksoffice@brampton.ca or jeanie.myers@brampton.ca by **4:30 pm Thursday, January 19, 2023.**
- 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, January 19, 2023.** 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.



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NO.	DESCRIPTION	DATE	BY

CANDEVCON LIMITED
CONSULTING ENGINEERS AND PLANNERS
9758 GOREWAY DRIVE BRAMPTON, ONTARIO L6P 0M7
TEL: (905) 754-1063 FAX: (905) 754-0811



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GORE MEADOWS SECONDARY PLAN (AREA 56)
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SEVERANCE PLAN

DRAWN BY: S.G.	FIELD CL. NO.: W22110
CHEK BY: D.K.H.	DATE: NOV. 4th 2022
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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)** Paul Pfundt and Roberta Rosemarie Elizabeth Pfundt
Address 10300 The Gore Road
Brampton, Ontario
L6P 0A6
Phone # 416-213-7181 **Fax #** _____
Email marco@royalpinehomes.com

2. **Name of Agent** Candevcon Limited (Steven Giankoulas)
Address 9358 Goreway Drive
Brampton, Ontario
L6P 0M7
Phone # 905-794-0600 ext 2060 **Fax #** 905-794-0611
Email steven@candevcon.com

3. **Nature and extent of relief applied for (variances requested):**
 To permit a minimum lot area of 0.38 hectares for the subject parcel.
 To permit a minimum rear yard setback of 0.5 metres .

4. **Why is it not possible to comply with the provisions of the by-law?**
 The current lot area does not comply with the minimum requirements of the Zoning By-law.
 The current rear yard setback for the shed does not comply with the minimum requirements of the Zoning By-law.

5. **Legal Description of the subject land:**
Lot Number 12
Plan Number/Concession Number 9 N.D.
Municipal Address 10300 The Gore Road

6. **Dimension of subject land (in metric units)**
Frontage 50.79m
Depth 75.58m
Area 0.38 ha

7. **Access to the subject land is by:**
 Provincial Highway Seasonal Road
 Municipal Road Maintained All Year Other Public Road
 Private Right-of-Way 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 Detached Dwelling: 320.31 square metres
 Heritage Building: 267.72 square metres
 Shed: 21.89 square metres

PROPOSED BUILDINGS/STRUCTURES on the subject land:

N/A

- 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 22.52m
 Rear yard setback 7.38m
 Side yard setback 0.5m
 Side yard setback 18.95m

PROPOSED

Front yard setback N/A
 Rear yard setback N/A
 Side yard setback N/A
 Side yard setback N/A

10. Date of Acquisition of subject land: 1962

11. Existing uses of subject property: Residential

12. Proposed uses of subject property: Residential

13. Existing uses of abutting properties: Agricultural

14. Date of construction of all buildings & structures on subject land: 50+ years

15. Length of time the existing uses of the subject property have been continued: 50+ 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 # N/A Status Concurrent with this application

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 _____

[Signature]
Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Brampton
THIS 27 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, Steven Giordano, OF THE City OF Richmond Hill
IN THE Region OF York 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 _____
27 THIS 27th DAY OF
September, 2022

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

[Signature]
Signature of Applicant or Authorized Agent

Submit by Email

[Signature]
A Commissioner etc.

FOR OFFICE USE ONLY

Present Official Plan Designation: _____
Present Zoning By-law Classification: Agricultural-1520/ Floodplain

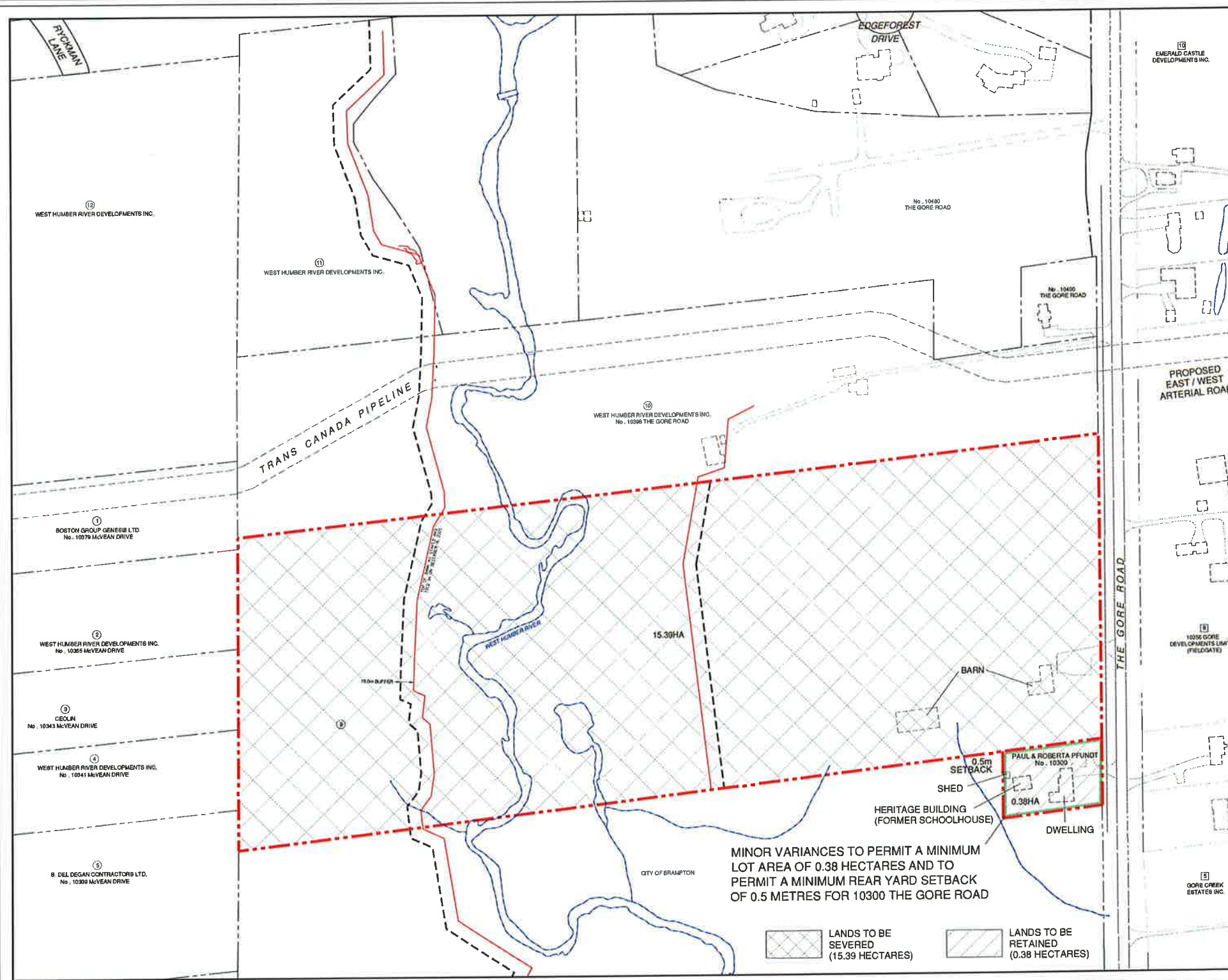
This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.

[Signature]
Zoning Officer

Oct 5, 2022
Date

DATE RECEIVED September 27th, 2022

Date Application Deemed Complete by the Municipality _____



REVISIONS

NO.	DESCRIPTION	DATE	BY

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 CONSULTING ENGINEERS AND PLANNERS
 1000 GORE DRIVE BRAMPTON ONTARIO M6A 2K1
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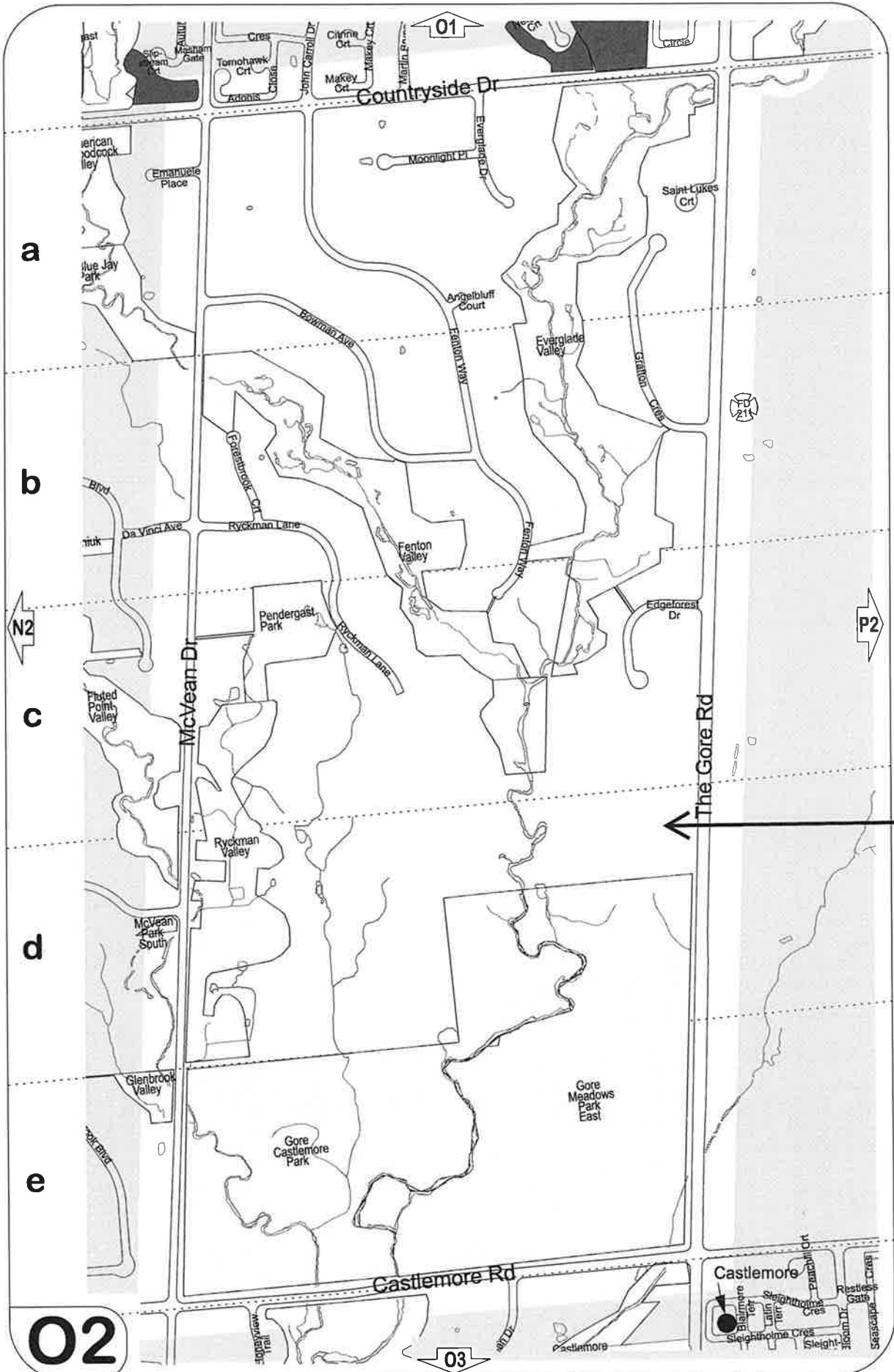
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Drawn by: S.G. PROJECT NO: W22110
 Checked by: D.K.H. Drawn by:
 Scale: 1:1000
 Date: SEPT. 13th 2007

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B-2022-0015
A-2022-0323