

APPLICATION FOR MINOR VARIANCE

WHEREAS an application for minor variance has been made by **LINK CHARITY CANADA INC.** 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 Part of Lot 14, Concession 4 WHS, municipally known as **7780 CREDITVIEW ROAD**, Brampton;

AND WHEREAS the applicant is requesting the following variance(s) associated with Consent Application B-2023-0011:

1. To permit a lot width of 3.66 metres whereas the by-law requires a minimum lot width of 30 metres;
2. To permit a side yard setback of 2 metres whereas the by-law requires a minimum a side yard setback of 7.5 metres.

OTHER PLANNING APPLICATIONS:

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: _____	YES _____	File Number: <u>B-2023-0011</u>

The Committee of Adjustment has appointed **TUESDAY, April 18, 2023 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, the Minister, a specified person or a public body.

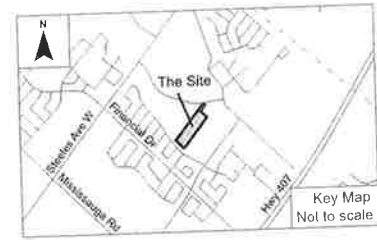
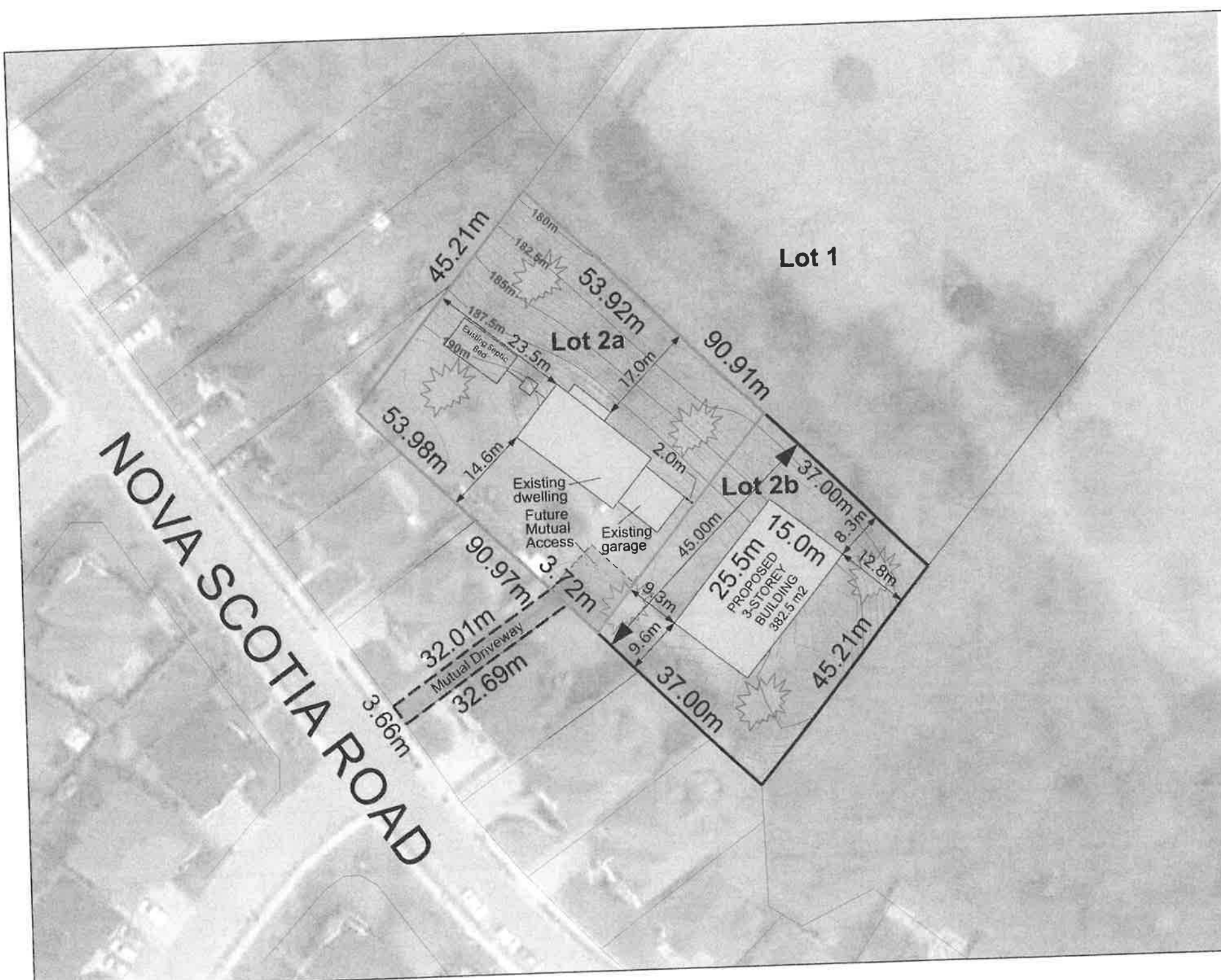
RULES OF PROCEDURE OF THIS COMMITTEE REQUIRE REPRESENTATION OF THE APPLICATION AT THE HEARING, OTHERWISE THE APPLICATION SHALL BE DEFERRED.

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

DATED at Brampton Ontario, this this 30th Day of March, 2023.

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



LEGEND

	Total Holdings	4,093 m ²
	Subject Property & Retained Land*	2,428 m ²
	Severed Land	1,665 m ²
	Wooded Area	
	Contour Lines	
	Subject to Easement	

* Minor Variance 1: To permit a proposed lot width of 3.66 metres whereas the by-law requires a minimum lot width of 30 metres.

- Notes:**
- Property boundary, area, dimensions are approximate, based on Geowarehouse, and subject to confirmation by survey.
 - Not based on engineering, floodplain or grading analysis.
 - Rivers, streams, contour lines, and wetlands component according to Credit Valley Conservation map dated 05/23/2021.
 - Existing septic bed according to HUSSON engineering + management provided dwg, dated Feb 8, 2023.

DRAWN / REVISED	

08 MAR 2023 First Draft

MINOR VARIANCE SKETCH 1
 7780 CREDITVIEW ROAD
 CITY OF BRAMPTON
 REGIONAL MUNICIPALITY OF PEEL



File Number: 10542-1
 Date: 2023-03-05
 Drawn By: SIA
 Planner: KP
 CAD: 10542-1_Severance Plan_2023-03-08.dgn

Drawing
S3

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 **April 18, 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, April 13, 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, April 13, 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, April 13, 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, April 13, 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.

AMENDMENT LETTER

March 30, 2023

To: Committee of Adjustment
LINK CHARITY CANADA IMC.
PART OF LOT 14, CONCESSION 4 WHS
A-2023-0072 – 7780 CREDITVIEW ROAD

Please **amend** application **A-2023-0072** to reflect the following:

1. To permit a lot width of 3.66 metres whereas the by-law requires a minimum lot width of 30 metres;
2. To permit a side yard setback of 2 metres whereas the by-law requires a minimum a side yard setback of 7.5 metres.

Link Charity Canada Inc (owner by way of receiving the property as a bequest)
Signed by Harry Houtman MA CFP board chair
Appointed by the board of directors to represent Link Charity on these files.


Applicant/Authorized Agent

March 31 2023



For Office Use Only
(to be inserted by the Secretary-Treasurer
after application is deemed complete)

FILE NUMBER: A-2023-0072

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)** Link Charity Canada Inc.
Address 45 Harriet Street, Toronto, Ontario M4L 2G1

Phone # 416-461-1207 **Fax #** 416-465-6367
Email harry@linkcharity.ca

2. **Name of Agent** Weston Consulting c/o Katie Pandey
Address 201 Millway Avenue, Suite 19, Vaughan, Ontario L4K 5K8

Phone # 905-738-8080 **Fax #** _____
Email kpandey@westonconsulting.com

3. **Nature and extent of relief applied for (variances requested):**
To permit a proposed lot width of 3.66 metres whereas the by-law requires a minimum lot width of 30 metres

4. **Why is it not possible to comply with the provisions of the by-law?**
The owner proposes to merge the mutual driveway to Lot 2A in order for both of the Lots 2A and 2B to use this driveway mutually. The width of Lot 2A would be 3.66 metres, the width of the mutual driveway used to access Nova Scotia Road.

5. **Legal Description of the subject land:** PT LT 14 CON 4 WHS TORONTO AS IN VS228616; T/W VS228616; S/T VS228616 ; CITY OF BRAMPTON
Lot Number 14
Plan Number/Concession Number 4
Municipal Address 7780 Creditview Road

6. **Dimension of subject land (in metric units)**
Frontage 3.66 metres
Depth 45.21 metres
Area 0.2528 hectares

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 family residential dwelling of 2-storeys and an approximate GFA of 223 square metres, and a 1-storey barn with approximately 162 square metres of GFA.

PROPOSED BUILDINGS/STRUCTURES on the subject land:

A residential use not specified at this time.

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	14.6 metres
Rear yard setback	17.0 metres
Side yard setback	38.8 metres
Side yard setback	23.5 metres

PROPOSED

Front yard setback	14.6 metres
Rear yard setback	17.0 metres
Side yard setback	2.0 metres
Side yard setback	23.5 metres

10. Date of Acquisition of subject land: April 21, 2022

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: 1972 (approximately)

15. Length of time the existing uses of the subject property have been continued: 50 years (approximately)

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 # B-2023-0072 Status submitted 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 _____

K. Pandey
Signature of Applicant(s) or Authorized Agent

DATED AT THE City OF Markham

THIS 28th DAY OF February, 2023.

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, Katie Pandey, OF THE City OF Markham

IN THE City OF Markham 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 VAUGHAN
IN THE REGION OF
YORK THIS 28 DAY OF

FEB 13
Patrizia Santoro,
Commissioner, etc.,
Province of Ontario,
for Weston Consulting Group Inc.
Expires May 31, 2024

A Commissioner etc.

K. Pandey
Signature of Applicant or Authorized Agent

FOR OFFICE USE ONLY

Present Official Plan Designation: _____

Present Zoning By-law Classification: Rhm2

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

March 15, 2023
Date

DATE RECEIVED March 17th, 2023

Date Application Deemed Complete by the Municipality _____



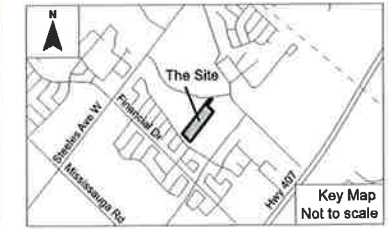
NOVA SCOTIA ROAD

Lot 1

Lot 2a

Lot 2b

PROPOSED
3-STORY
BUILDING
382.5 m²



LEGEND

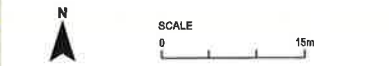
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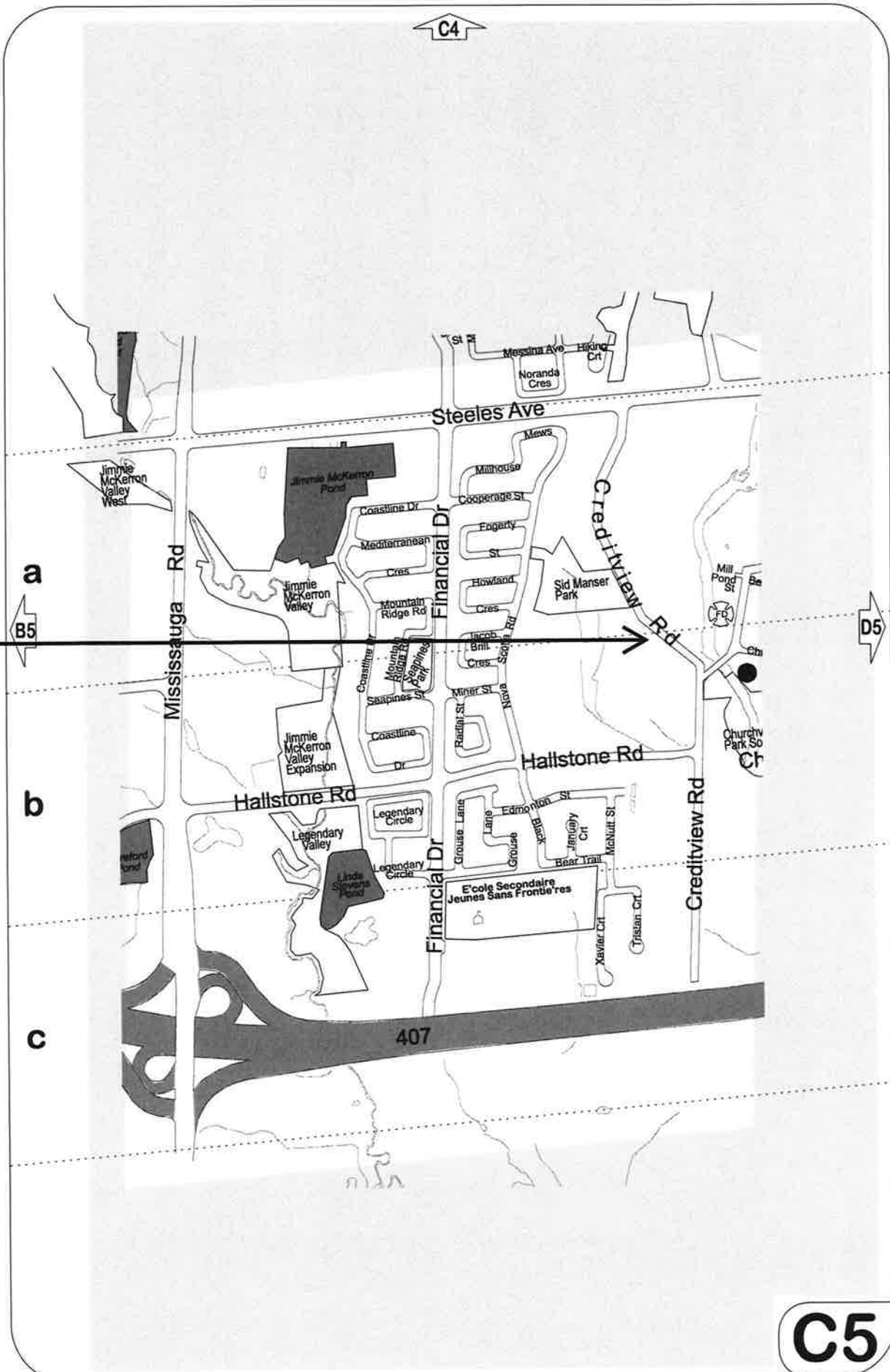
MINOR VARIANCE SKETCH 1
7780 CREDITVIEW ROAD
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL



File Number: 10542-1
Date: 2023-03-08
Drawn By: SM
Planner: KP
CAD: 10542-1_Sequence Plan_2023-03-08.dgn

Drawing
S3

C4



a

B5

b

c

D5

B-2023-0011
 B-2023-0012
 A-2023-0072
 A-2023-0073

407

C5