

**Application for Minor Variance**Section 45 of the *Planning Act*, R.S.O. 1990 c.P.13

**Application Number:** A-2023-0234  
**Property Address:** 30 ROBERTSON DAVIES DRIVE  
**Legal Description:** LOT 65, PLAN M-1253, WARD 2  
**Agent:** MANPREET KOHLI  
**Owner(s):** PAYAL PATEL  
**Other applications:** nil  
**under the *Planning Act***

**Meeting Date and Time:** Tuesday, OCTOBER 24, 2023 at 9:00 am  
**Meeting Location:** Hybrid in-person and virtual meeting – Council Chambers,  
4<sup>th</sup> Floor Brampton City Hall, 2 Wellington Street West

**Purpose of the Application:**

1. TO PERMIT AN INTERIOR SIDE YARD SETBACK OF 0.0 METRE TO A PROPOSED EXTERIOR STAIRWAY LEADING TO A BELOW GRADE ENTRANCE, WHEREAS THE BY-LAW REQUIRES A MINIMUM SETBACK OF 0.3 METRE TO AN EXTERIOR STAIRWAY LEADING TO A BELOW GRADE ENTRANCE IN THE INTERIOR SIDE YARD PROVIDED THAT A CONTINUOUS SIDE YARD WIDTH OF NO LESS THAN 1.2 METRE (3.94 FEET.) IS PROVIDED ON THE OPPOSITE SIDE OF THE DWELLING.

**Participate in the Meeting:**

- Send an email with your written comments to [coa@brampton.ca](mailto:coa@brampton.ca). Written submissions must include your name and mailing address, the application number or property address you are commenting on, and must be received no later than **4:00 pm on Thursday, October 19, 2023**.
- Participate in person by attending the meeting on the date and time noted above. You are encouraged to register for in person attendance by emailing [coa@brampton.ca](mailto:coa@brampton.ca) and indicating if you plan to address Committee.
- Participate virtually (computer, tablet or smartphone). To participate virtually via WebEx, you must register in advance, no later than **4:00 pm on Thursday, October 19, 2023**, by emailing [coa@brampton.ca](mailto:coa@brampton.ca), and providing your name, mailing address, phone number and email address. Confirmation of registration and participation instructions will be provided.

**Note:** Information provided in your correspondence, virtual or in-person delegation will become part of the public meeting record and will be posted on the City's website. If you do not participate in the public meeting, Committee may make a decision in your absence and you will not be entitled to any further notice in the proceedings.

**Viewing Application Materials:** The application and related materials are available online at [www.brampton.ca/en/city-hall/meetings-agendas](http://www.brampton.ca/en/city-hall/meetings-agendas) and may be viewed in person in the City Clerk's Office during regular business hours. More information regarding the Committee of Adjustment is available at [www.brampton.ca](http://www.brampton.ca).

**Appeal Process:** If you wish to be notified of the decision of Committee, you must submit a written request to [coa@brampton.ca](mailto:coa@brampton.ca). This will also entitle you to be advised of an appeal of the matter to the Ontario Land Tribunal (OLT). Please be advised that only the applicant, municipality, certain public bodies and the Minister can appeal a decision to the OLT. If a decision is appealed, you may request participant status by contacting [olt.clo@ontario.ca](mailto:olt.clo@ontario.ca).

Owners are requested to ensure that their tenant(s) are notified of this application and meeting date. 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.

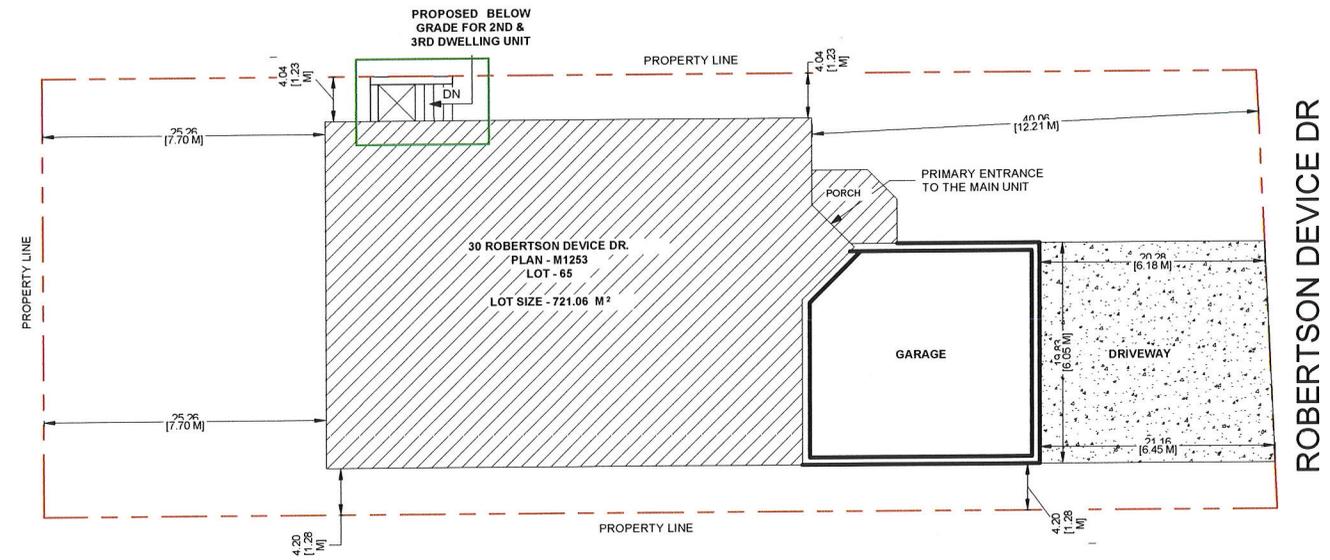
Dated this 13th day of October 2023

Secretary Treasurer  
Committee of Adjustment, City Clerk's Office  
2 Wellington Street West, Brampton, L6Y 4R2  
P: 905.874.2117  
E: [coa@brampton.ca](mailto:coa@brampton.ca)

I review and take responsibility for the design work on behalf of a firm registered under subsection 3.2.4. of Division C, of the Building Code. I am qualified, and the firm is registered, in the appropriate classes/categories.  
 Individual BCIN: 20565  
 Firm BCIN: 110812

MANPREET KOHLI  
 250723

*Manpreet Kohli*



**1** SITE PLAN  
 1/8" = 1'-0"

PROJECT	30 ROBERTSON DEVICE DR BRAMPTON, ON	SHEET TITLE	SITE PLAN
DRAWN BY:	AS	CHECKED BY:	MK
PROJECT NO.:	2300096	DWG. No.	A1.0
SCALE	1/8" = 1'-0"	DATE	JUL/04/23

Flower City



brampton.ca

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

FILE NUMBER: A-2023-0234

*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) PAYAL PATEL  
Address 30 ROBERTSON DEVICE DR BRAMPTON L7A 1K3  
  
Phone # 6476422200 Fax # \_\_\_\_\_  
Email TEAM2AB.COM@GMAIL.COM

2. Name of Agent MANPREET KOHLI  
Address 66 ENMOUNT DR  
  
Phone # 4379845005 Fax # \_\_\_\_\_  
Email PANJABDESIGN@GMAIL.COM

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

As per zoning bylaw, proposed below grade entrance in right side interior yard requires .9 m setback from property line, whereas it is proposed to provide 0 m setback from right side property line

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

Existing right side setback is 1.23 m only and proposed below grade entrance is 1.23 m wide which leaves 0 m setback from property line.

5. Legal Description of the subject land:  
Lot Number LOT 65  
Plan Number/Concession Number PLAN M1253  
Municipal Address 30 ROBERTSON DAVIES DR

6. Dimension of subject land (in metric units)  
Frontage 12.08 m  
Depth 33.53 m  
Area 405.04 sq m

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.)

House	Ground Floor Area = 167.82 sq m
	Gross Floor Area= 167.82 sq m
	Number of Storeys= 1
	Width= 9.5 m
	Length = 19.46 m Height = 4 m

**PROPOSED BUILDINGS/STRUCTURES** on the subject land:

House	Ground Floor Area = 170.73 sq m
	Gross Floor Area= 170.73 sq m
	Number of Storey = 1
	Width = 9.5 m
	Length = 19.46 m Height = 4 m

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	6.18 m
Rear yard setback	7.7 m
Side yard setback	1.23 m
Side yard setback	1.28 m

**PROPOSED**

Front yard setback	6.18 m
Rear yard setback	7.7 m
Side yard setback	0 m
Side yard setback	1.28 m

10. Date of Acquisition of subject land: Jan 2001
11. Existing uses of subject property: SFD
12. Proposed uses of subject property: SFD
13. Existing uses of abutting properties: Residential
14. Date of construction of all buildings & structures on subject land: Jan 2001
15. Length of time the existing uses of the subject property have been continued: Jan 2001

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 \_\_\_\_\_

Manpreet Kohli   
Signature of Applicant(s) or Authorized Agent

DATED AT CITY OF BRAMPTON  
THE 22 DAY OF JULY, 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, MANPREET KOHLI 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  
Peel THIS 25<sup>th</sup> DAY OF  
July, 2023

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

Jeanie Myers  
Signature of Applicant or Authorized Agent

Jeanie Myers  
A Commissioner etc.

FOR OFFICE USE ONLY  
Present Official Plan Designation: \_\_\_\_\_  
Present Zoning By-law Classification: \_\_\_\_\_  
This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.  
\_\_\_\_\_  
Zoning Officer Date

DATE RECEIVED July 25, 2023  
Date Application Deemed Complete by the Municipality \_\_\_\_\_