

A-2023-0318

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) 2846721 Ontario LTD  
Address 120 Advance Blvd  
Brampton, ON L6T-4J4  
Phone # 416-875-0926 Fax # \_\_\_\_\_  
Email Navipadda13@hotmail.com
2. Name of Agent Navneet Padda  
Address 39 Arcadia Road  
Caledon, ON L7C 3W6  
Phone # 416-822-0860 Fax # \_\_\_\_\_  
Email PaddaRoadlines@hotmail.com
3. Nature and extent of relief applied for (variances requested):  
To Permit an impound facility outside of  
the area bounded of Queen St, Highway 410,  
Steeles Ave and Kennedy Road
4. Why is it not possible to comply with the provisions of the by-law?  
we are not able to fulfill Committee's  
decision to remove the storm sewer pipes  
due to financial hardship. Please find the  
attached letter with this application.
5. Legal Description of the subject land:  
Lot Number Part 4 of Block A  
Plan Number/Concession Number Plan M-216  
Municipal Address 120 Advance Blvd Brampton, ON
6. Dimension of subject land (in metric units)  
Frontage 37.06 m  
Depth 120.26 m from left side 216.64 m from Right side  
Area 4371.23 m<sup>2</sup>
7. Access to the subject land is by:  
Provincial Highway ☐  
Municipal Road Maintained All Year ☒  
Private Right-of-Way ☐  
Seasonal Road ☐  
Other Public Road ☐  
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.)

Restaurant at front Total 185 Square meters  
Garage at the back - Total Area - 464.5 Square meters  
Total Area - 649.5 Square meters

One single story building occupies the space,  
**PROPOSED BUILDINGS/STRUCTURES** on the subject land:

want to convert 329.32 Sq m of Storage area into  
Vehicle in-pand facility

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 9.00m (minimum)  
Rear yard setback 7.00m (minimum)  
Side yard setback 4.00m  
Side yard setback 4.00m

**PROPOSED**

Front yard setback \_\_\_\_\_  
Rear yard setback \_\_\_\_\_  
Side yard setback \_\_\_\_\_  
Side yard setback \_\_\_\_\_

10. Date of Acquisition of subject land: Jan, 2023
11. Existing uses of subject property: Garage Auto Shop - M2
12. Proposed uses of subject property: Garage Auto Shop + Vehicle in-pand facility for Storage
13. Existing uses of abutting properties: Garage Auto Shop
14. Date of construction of all buildings & structures on subject land: 2015 - 2022
15. Length of time the existing uses of the subject property have been continued: App 7 years
16. (a) What water supply is existing/proposed?  
Municipal ☒ Other (specify) \_\_\_\_\_

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 #	<u>A19-074</u>	Decision	<u>Approved with Condition</u>	Relief	<u>Imbued Facility</u>
File #	_____	Decision	_____	Relief	_____
File #	_____	Decision	_____	Relief	_____

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

DATED AT THE City OF Brampton  
THIS 11 DAY OF April, 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, Nanceed Padda, 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 20<sup>th</sup> DAY OF

April, 2023

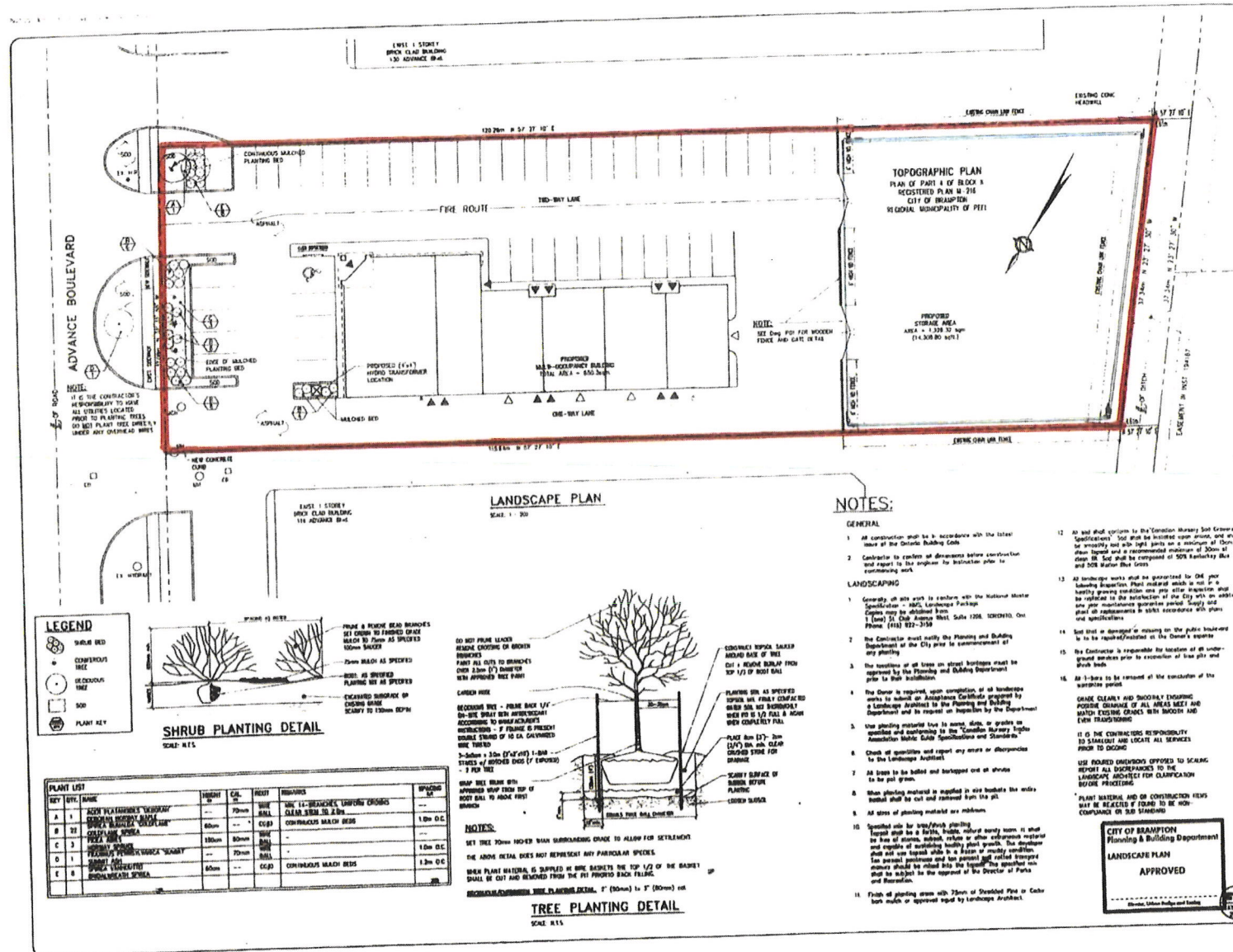
[Signature]  
A Commissioner etc.

[Signature]  
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

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







**BRAMPTON**  
Flower City

## Notice of Decision

Committee of Adjustment

FILE NUMBER A19-074

HEARING DATE MAY 28, 2019

APPLICATION MADE BY 2470259 ONTARIO INC.

IN THE MATTER OF SECTION 45 OF THE PLANNING ACT; ZONING BY-LAW 270-2004 AND AN APPLICATION FOR MINOR VARIANCE OR SPECIAL PERMISSION FOR THE FOLLOWING VARIANCE:

1. To permit an automobile impound facility outside of the area bounded by Queen Street, Highway 410, Steeles Avenue and Kennedy Road.

(120 ADVANCE BOULEVARD – PART OF LOT 4, BLOCK A, PLAN M-216)

THE REQUEST IS HEREBY APPROVED SUBJECT TO THE FOLLOWING CONDITIONS  
(APPROVAL IS GRANTED SUBJECT TO A BUILDING PERMIT BEING ISSUED BY THE CITY OF BRAMPTON WHERE REQUIRED AND DEVELOPMENT CHARGES MAY BE APPLICABLE)

### SEE SCHEDULE "A" ATTACHED

REASONS:

This decision reflects that in the opinion of the Committee:

1. The variance authorized is desirable for the appropriate development or use of the land, building, or structure referred to in the application, and
2. The general intent and purpose of the zoning by-law and the City of Brampton Official Plan are maintained and the variance is minor.

Any and all written submissions relating to this application that were made to the Committee of Adjustment before its decision and any and all oral submissions related to this application that were made at the Committee of Adjustment meeting, held under the *Planning Act*, have been, on balance, taken into consideration by the Committee as part of its deliberations and final decision on this matter.

MOVED BY: D. Colp                      SECONDED BY: R. Power

SIGNATURE OF CHAIR OF MEETING: [Signature]

WE THE UNDERSIGNED HEREBY CONCUR IN THE DECISION

[Signature]  
MEMBER

[Signature]  
MEMBER

[Signature]  
MEMBER

[Signature]  
MEMBER

[Signature]  
MEMBER

DATED THIS 28TH DAY OF MAY, 2019

**NOTICE IS HEREBY GIVEN THAT THE LAST DAY FOR APPEALING THIS DECISION TO THE LOCAL PLANNING APPEAL TRIBUNAL WILL BE JUNE 17, 2019**

I, JEANIE MYERS, SECRETARY-TREASURER OF THE COMMITTEE OF ADJUSTMENT CERTIFY THAT THE FOREGOING IS A CORRECT COPY OF THE DECISION OF THE COMMITTEE WITH RESPECT TO THE ABOVE APPLICATION.

[Signature]  
SECRETARY-TREASURER  
COMMITTEE OF ADJUSTMENT

Flower City



brampton.ca

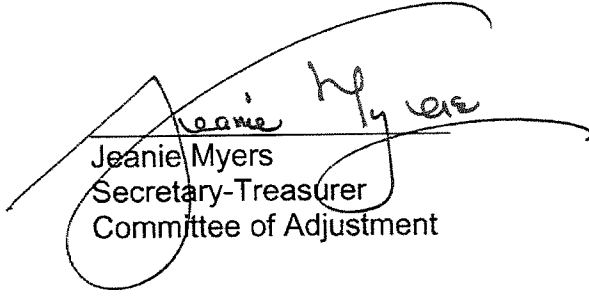
THIS IS SCHEDULE "A" REFERRED TO ON THE NOTICE OF DECISION

APPLICATION NO: **A19-074**

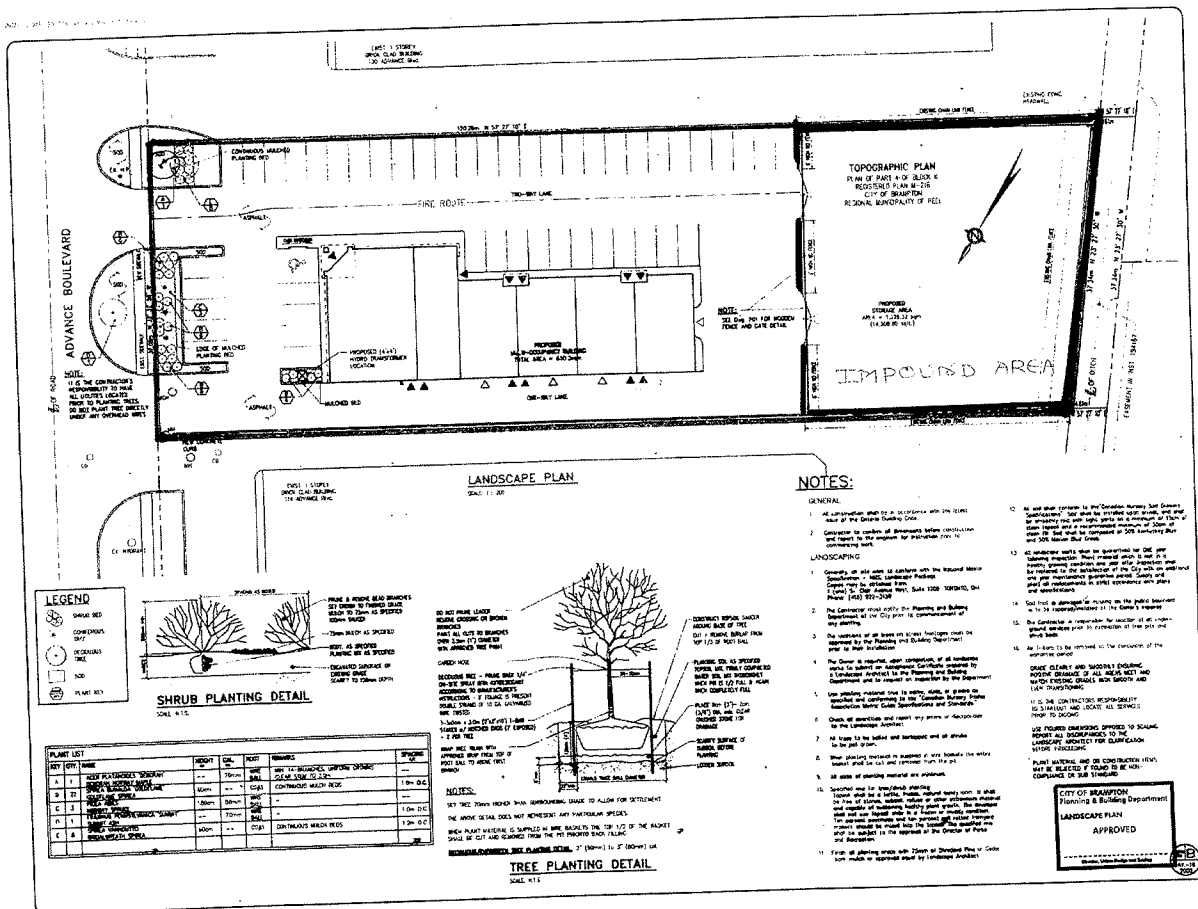
DATED: **MAY 28, 2019**

Conditions:

1. That the applicant shall remove the storm sewer pipe installed without approvals at the rear of the property and reinstate the drainage ditch to its original condition, in accordance with Site Plan Application SP00-041.001, within 180 days of the date of the Committee's decision to the satisfaction of the City of Brampton Public Works and Engineering Department;
2. That the automobile impound facility shall be screened from public view;
3. That the automobile impound facility shall only be permitted in association with a motor vehicle repair shop;
4. That the extent of the variances be limited to that shown on the sketch attached to the Public Notice; and,
5. That failure to comply with and maintain the conditions of the Committee shall render the approval null and void.

  
Jeanie Myers  
Secretary-Treasurer  
Committee of Adjustment

NOT TO SCALE



**PERMISSION TO ENTER**

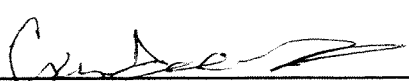
To: The Secretary-Treasurer  
Committee of Adjustment  
City of Brampton  
2 Wellington Street West  
Brampton, Ontario  
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 120 Advance Blvd

I/We, GURDEEP PADDA  
please print/type the full name of the owner(s)

the undersigned, being the registered owner(s) of the subject land, hereby authorize the Members of the City of Brampton Committee of Adjustment and City of Brampton staff members, to enter upon the above noted property for the purpose of conducting a site inspection with respect to the attached application for Minor Variance and/or consent.

Dated this 11 day of April, 2023

  
(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

2846721 Ontario LTD / GURDEEP PADDA  
(where the owner is a firm or corporation, please print or type the full name of the person signing.)

**NOTE: If the owner is a firm or corporation, the corporate seal shall be affixed hereto.**

**NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION**



## APPOINTMENT AND AUTHORIZATION OF AGENT

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

LOCATION OF THE SUBJECT LAND: 120 Advance Blvd

I/We, GURDEEP PADDA

please print/type the full name of the owner(s)

the undersigned, being the registered owner(s) of the subject lands, hereby authorize

NAUNEET KAUR

please print/type the full name of the agent(s)

to make application to the **City of Brampton Committee of Adjustment** in the matter of an application for **minor variance** with respect to the subject land.

Dated this 11 day of April, 2023



(signature of the owner[s], or where the owner is a firm or corporation, the signature of an officer of the owner.)

2846721 ONTARIO LTD

(where the owner is a firm or corporation, please print or type the full name of the person signing.)

**NOTE: If the owner is a firm or corporation, the corporate seal shall be affixed hereto.**

**NOTE: Unit owners within a Peel Standard Condominium Corporation are to secure authorization from the Directors of the Condominium Corporation in a form satisfactory to the City of Brampton, prior to submission of an application. Signatures from all Members of the Board of Directors are required.**

# Zoning Non-compliance Checklist

File No.  
A 2023-0318

Applicant: 2846721 Ontario Inc.  
Address: 120 ADVANCE BLVD  
Zoning: Industrial Two - M2  
By-law 270-2004, as amended

Category	Proposal	By-law Requirement	Section #
USE	To permit an automobile impound facility outside of the area bounded by Queen Street, Highway 410, Steeles Avenue and Kennedy Road,	Whereas the by-law only permits an automobile impound facility within the area bounded by Queen Street, Highway 410, Steeles Avenue and Kennedy Road.	30.14
LOT DIMENSIONS AREA / DEPTH / WIDTH			
BUILDING SETBACKS FRONT/ SIDE / REAR			
BUILDING SIZE			
BUILDING HEIGHT			
COVERAGE			
PARKING			
DRIVEWAY			
ACCESSORY STRUCTURE SETBACKS			
ACCESSORY STRUCTURE SIZE / HEIGHT			
MULTIPLE ACCESSORY STRUCTURES			
DRIVEWAY WIDTH			
LANDSCAPE OPEN SPACE			
SCHEDULE 'C'			
FENCE HEIGHT			
OUTSIDE STORAGE			
OTHER			

J. Chau

Reviewed by Zoning

April 18, 2023

Date