

Application for ConsentSection 53 of the *Planning Act*, R.S.O. 1990 c.P.13

Application Number: B-2023-0026
Property Address: 85 Victoria Street
Legal Description: Plan TOR 11, Lot 17 Part Lots 12 and 18
Agent: Don Arthur
Owner(s): Sean Lall, Kekuli Ranatunga, Michael Lall, Zarena Lall, Vivake Lall
Other applications: nil
under the *Planning Act*
Meeting Date and Time: Tuesday, November 14, 2023, at 9:00 am
Meeting Location: Hybrid in-person and virtual meeting – Council Chambers, 4th Floor Brampton City Hall, 2 Wellington Street West

Purpose and Effect of the Application:

The purpose of the application is to request the consent of the Committee of Adjustment to sever a parcel of land currently have a total area of approximately 3,732.34 square metres (0.92 acres). The proposed severed lot has a frontage of approximately 25.95 metres (85.14 feet), a depth of approximately 34.2 metres (112.20 feet) and an area of approximately 1000.34 square metres (0.247 acres). The effect of the application is to create a residential lot for future development of single detached dwelling and two accessory structures.

Participate in the Meeting:

- Send an email with your written comments to 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 **4:30 pm on Thursday, November 9, 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 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 **4:30 pm on Thursday, November 9, 2023** by emailing 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 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 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.

Appeal Process: If a person or public body has the ability to appeal the decision of the Committee of Adjustment in respect of the proposed consent to the Ontario Land Tribunal but does not make written submissions to the Committee of Adjustment before it gives or refuses to give a provisional consent, the Tribunal may dismiss the appeal.

If you wish to be notified of the decision of the Committee of Adjustment in respect of the proposed consent, you must make a written request to the Secretary Treasurer. Contact details are provided below.

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 26th 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

SCALE 1: 250

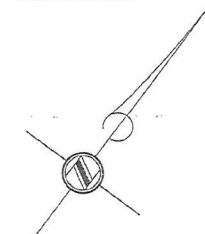
David B. Searles Surveying Ltd.

METRIC

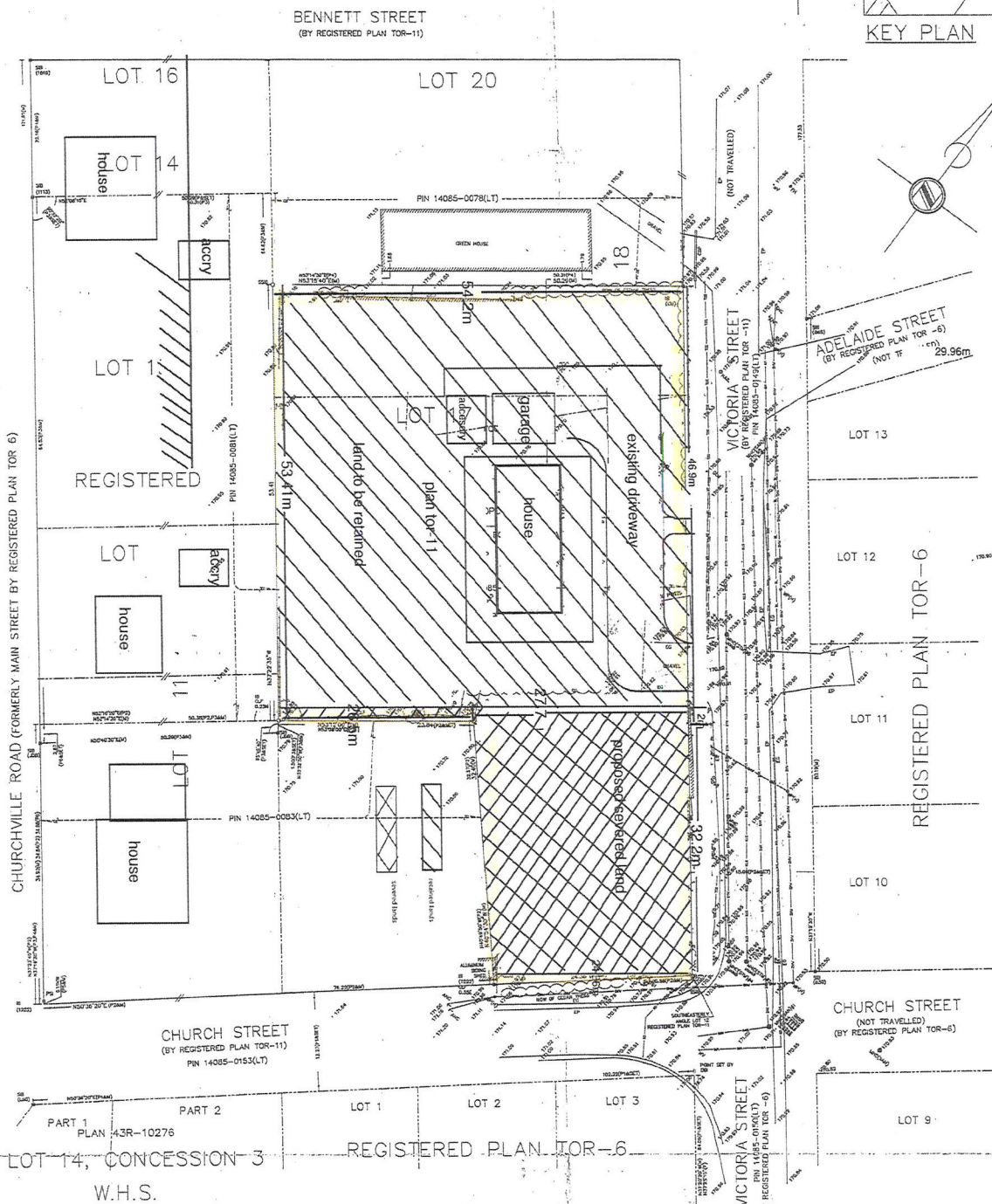
DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048



KEY PLAN



170.00
ADELAIDE STREET
(BY REGISTERED PLAN TOR -6)
(NOT IF ...)
29.96m



SITE PLAN STATISTICS	METRIC	IMPERIAL
LOT AREA:	9056.91	97466.27
LOT COVERAGE:	348.42	3750.36
(INCLUDES PORCHES & DECKS)		
GROSS FLOOR AREA PERMITTED:	250.46	2750.00
GROSS FLOOR AREA:		
PROPOSED:	254.32	2737.73
GROUND FLOOR:	157.81	1483.73
SECOND FLOOR ADDITION:	116.49	1254.00
TOTAL:	254.32	2737.73
BASEMENT/CRAWLSPACE:	157.81	1483.73
PORCHES:	131.61	1418.10
EXISTING GARAGE:	49.05	528.00
MIN. HEIGHT:	8.53	28.00
PERMITTED:	8.70	28.50

SETBACKS	EXISTING	PROPOSED	ALLOWABLE
FRONT YARD		11.37 m	MIN 9.06 m (Zoning Notice 07/04/2015)
REAR YARD	2	23.44 m	MIN 7.5 m
EAST SIDE YARD		12.04 m	MIN 1.2 m
WEST SIDE YARD		17.87 m	MIN 1.2 m
BUILDING HEIGHT	7	7.47 m	MAX 9.5 m
HEIGHT OF EAVES		5.06 m	MAX 6.5 m

REVISÉD JAN. 2, 2017

David B. Searles Surveying

David B. Searles Surveying ONTARIO LAND SURVEYORS 4258 Sheppard Avenue East, Suite 206, Scarborough, Ontario M1S 1Y5 Tel: (905) 273-6840 Fax (905) 896-4410 Email: info@dssearles.com		Quotation 100%	Drafting 100%
Calculation File 15- 1-1.6 D.W.C.		Letter 100%	Plan Issues D 16
Drawing File 15- 1-1.6 D.W.C.		File No. 15- 1-1.6	



Engineering
Civil/Structural Engineers
(905) 206-9005
3045 Southcreek Road, Unit 23, Mississauga, L4X 2X7



NEW 1 1/2" STOREY
RESIDENCE
58 CHURCH STREET
BRAMPTON, ONTARIO

SHEET TITLE: SITE PLAN, SITE STATISTICS			
DESIGNED BY: AL/SS	DATE: JUNE 3/15	PROJECT NO.	DRAWING NO.
CHECKED BY: SB	SCALE: 1 : 250		A 0.0