



# MISSISSAUGA COMMITTEE OF ADJUSTMENT AGENDA

PLEASE TURN OFF  
ALL CELL PHONES  
DURING THE  
COMMITTEE HEARING

Location: COUNCIL CHAMBERS  
Hearing: NOVEMBER 26, 2015 AT 1:30 P.M.

1. CALL TO ORDER
2. DISCLOSURES OF DIRECT OR INDIRECT PECUNIARY INTEREST
3. REQUESTS FOR WITHDRAWAL/DEFERRAL

## NEW APPLICATIONS - (CONSENT)

File	Name of Applicant	Location of Land	Ward
B-057/15 A-467/15 A-468/15	MITCHELL GRANT & LEAH SARGANT	368 MEADOW WOOD LANE	2
B-058/15 A-473/15 A-474/15	SUBODH & NEELU MALIK	1359 APPLEWOOD RD	1
B-059/15	THE ERIN MILLS DEVELOPMENT CORPORATION	3663 PLATINUM DR	8

## NEW APPLICATIONS - (MINOR VARIANCE)

File	Name of Applicant	Location of Land	Ward
A-460/15	TINA & NICHOLAS BANDINI	3038 GRENVILLE DR	7
A-461/15	TUAN ANH TRAN	909 FOCAL RD	6
A-462/15	ANA YANG	5470 MIDDLEPORT CRES	5
A-463/15	CLINTON & SUKHI BELCHER	1609 CAMELFORD RD	2
A-464/15	MATHESON SATELLITE LTD.	2325 MATHESON BLVD E	5
A-465/15	KARENJEANE, MAURISS, & MAURA TUIZA	669 AMESBURY AVE	5
A-466/15	CANDICE KENNEDY	1051 ALEXANDRA AVE	1

## DEFERRED APPLICATIONS - (VARIANCE)

NONE

Note: If you wish to receive a copy of the Committee's decision, please complete the form entitled "Request for Written Notice of Decision". This form is located on the table adjacent to the entrance doors to your right. (Please do not remove that form from the table. Thank you.)



## COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

File: "B" 57/15  
Ward 2

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**MITCHELL GRANT & LEAH SARGANT** are the owners of **368 MEADOW WOOD LANE** being Part of Lot 28, Concession 3, S.D.S., zoned R3-3, Residential. The applicant requests the consent of the Committee to the conveyance of a parcel of land proposing a lot frontage of approximately 19.48m (63.91ft.) and a lot area of approximately 801.95m<sup>2</sup> (8,632.40sq. ft.). The effect of the application is to create a new lot for residential purposes.

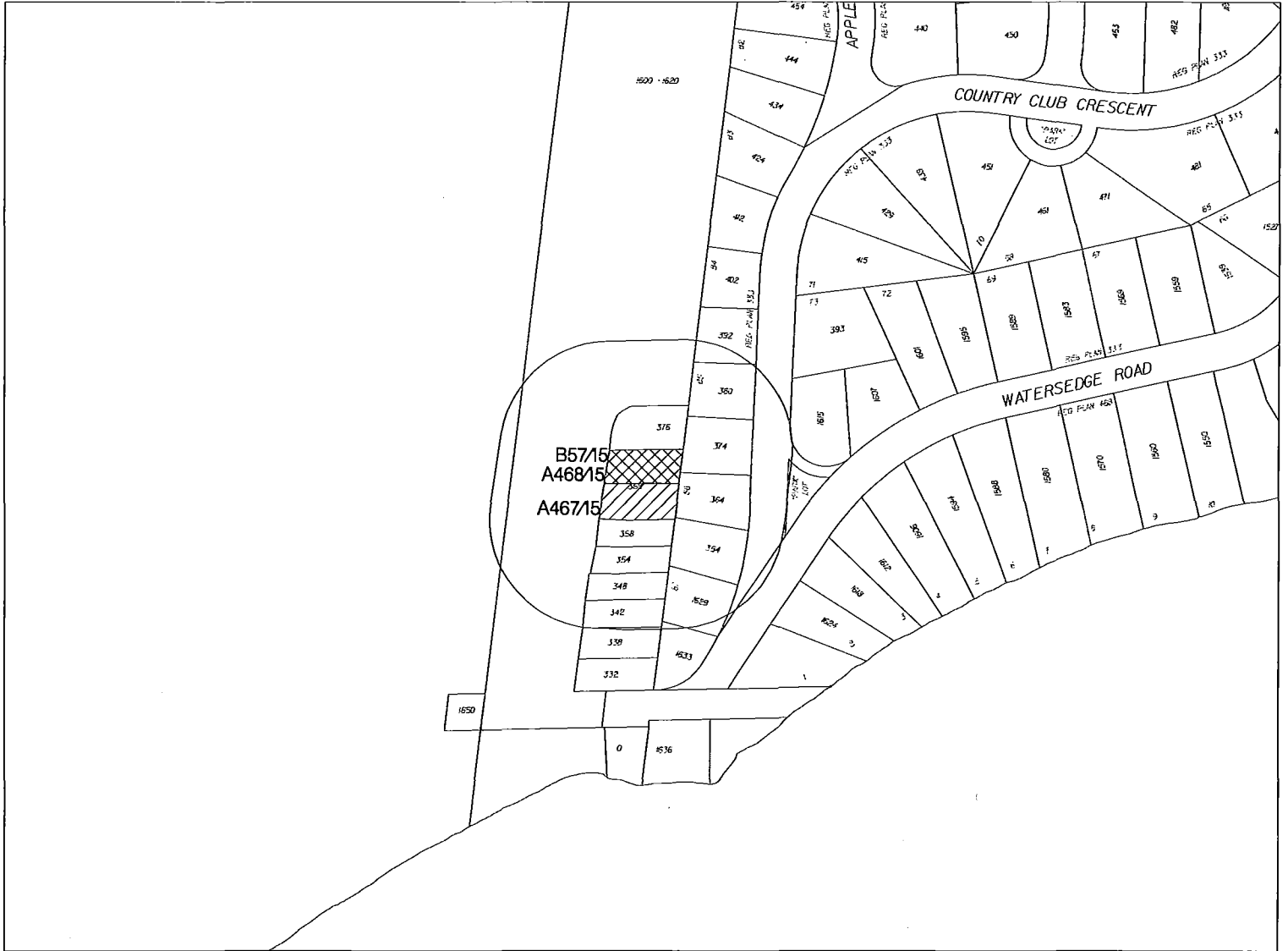
The subject lands are also the subject of application for Minor Variance Files "A" 467/15 and "A" 468/15.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at [committee.adjustment@mississauga.ca](mailto:committee.adjustment@mississauga.ca). Please include your name, your address and application number or address of the property you are providing comments on.

The Agenda is available at [www.mississauga.ca/portal/residents/cofa](http://www.mississauga.ca/portal/residents/cofa). General information about the Committee of Adjustment is available in our Citizens Guide to the Minor Variance Process at [Citizens Guide to the Minor Variance Process](#). Information is also available between 8:30 a.m. and 4:30 p.m., Monday to Friday at the Mississauga Civic Centre, Committee of Adjustment Office, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario L5B 3C1; for telephone inquiries call 3-1-1 or (905) 615-4311 (if outside Mississauga) or fax inquiries 905-615-3950.

If you wish to be notified of the decision of the Committee you must submit a written request to the Secretary Treasurer of the Committee of Adjustment to receive notification of the Committee's decision. This will also entitle you to be advised of any future Ontario Municipal Board proceedings.

Your comments are collected under the legal authority of the Planning Act R.S.O. 1990, Chapter c.P.13, as amended. Your comments regarding this application become the property of the City of Mississauga and will become part of the decision making process of the application. Pursuant to Section 27 of the Municipal Freedom of Information and Protection of Privacy Act, R.S.O. 1990, c.M56, as amended, public feedback to planning proposals is considered a public record and will be disclosed to any individual (including being posted on the internet) upon request in accordance with Section 27 of the Municipal Freedom of Information and Protection of Privacy Act, R.S.O. 1990, c.M56, as amended. Questions about this collection should be directed to the Secretary Treasurer, Mississauga Committee of Adjustment, Office of the City Clerk, 300 City Centre Drive, Mississauga ON L5B 3C1 or (905) 615-3200 x5433.



# Committee of Adjustment

Subject Property : 368 MEADOWWOOD LANE

File Number : B5715- A46715- A46815

Z Area : 3

Agent : \_\_\_\_\_





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 467/15  
Ward 2

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**MITCHELL GRANT & LEAH SARGANT** are the owners of **368 MEADOW WOOD LANE** being Part of Lot 28, Concession 3, S.D.S., zoned R3-3, Residential. The applicant requests the Committee to authorize a minor variance application to permit the construction of a new dwelling on a lot (being the 'retained' land of Consent application B 57/15) proposing a lot frontage of 19.48m (63.91ft.; whereas By-law 0225-2007, as amended, requires a minimum lot frontage of 30.00m (98.42ft.) in this instance.

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## Committee of Adjustment

Subject Property : 368 MEADOWWOOD LANE

File Number : B57/15- A467/15- A468/15

Z Area : 3

Agent : \_\_\_\_\_





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

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**MITCHELL GRANT & LEAH SARGANT** are the owners of **368 MEADOW WOOD LANE** being Part of Lot 28, Concession 3, S.D.S., zoned R3-3, Residential. The applicants request the Committee to authorize a minor variance application to permit the construction of a new dwelling on a lot (being the 'severed' land of Consent application B 57/15) proposing a lot frontage of 19.48m (63.91ft.; whereas By-law 0225-2007, as amended, requires a minimum lot frontage of 30.00m (98.42ft.) in this instance.

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## COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

File: "B" 58/15  
Ward 1

The Committee has set **Thursday November 26, 2015 at 01:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**SUBODH & NEELU MALIK** are the owners of **1359 APPLEWOOD ROAD** being Lot 20, Registered Plan 422, zoned R3 - Residential. The applicants request the consent of the Committee to the conveyance of a parcel of land having a frontage of approximately 12.955 m (42.50 ft.) and an area of approximately 519.20 m<sup>2</sup> (5,588.80 sq. ft.). The effect of the application is to create a new lot for residential purposes.

The lands are also the subject to Minor Variance files "A"473/15 & "A"474/15.

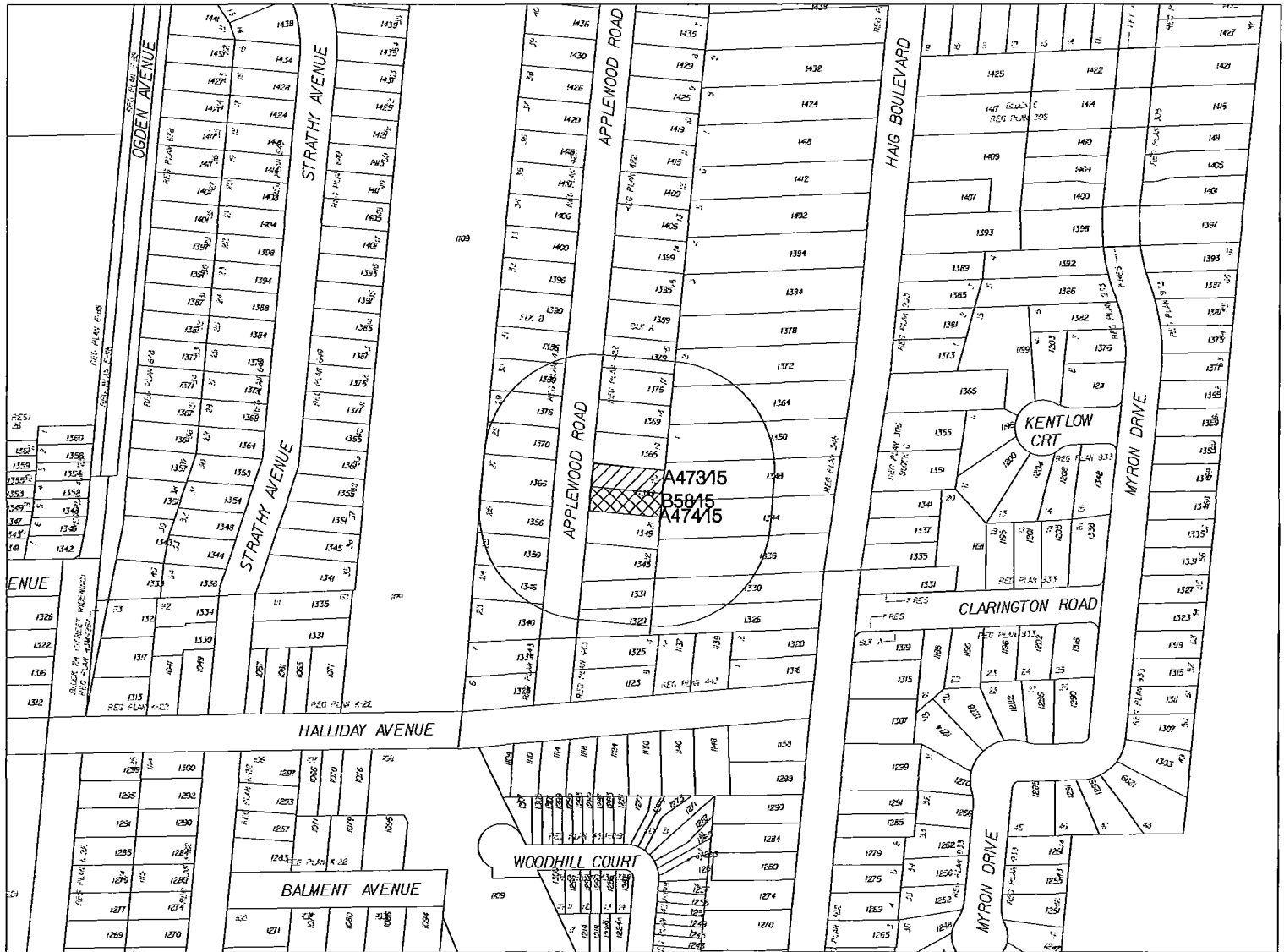
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## Committee of Adjustment

Subject Property : 1359 APPLEWOOD RD.

File Number : B05815- A47315- A47415

Z Area : 6

Agent : W.E. OUGHTRED & ASSOCIATES INC





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 473/15  
Ward 1

The Committee has set **Thursday November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**SUBODH & NEELU MALIK** are the owners of **1359 APPLEWOOD ROAD** being Lot 20, Registered Plan 422, zoned R3 - Residential. The applicants request the Committee to authorize a minor variance to permit the creation of a lot (being the "retained" land of Consent application "B"058/15) proposing:

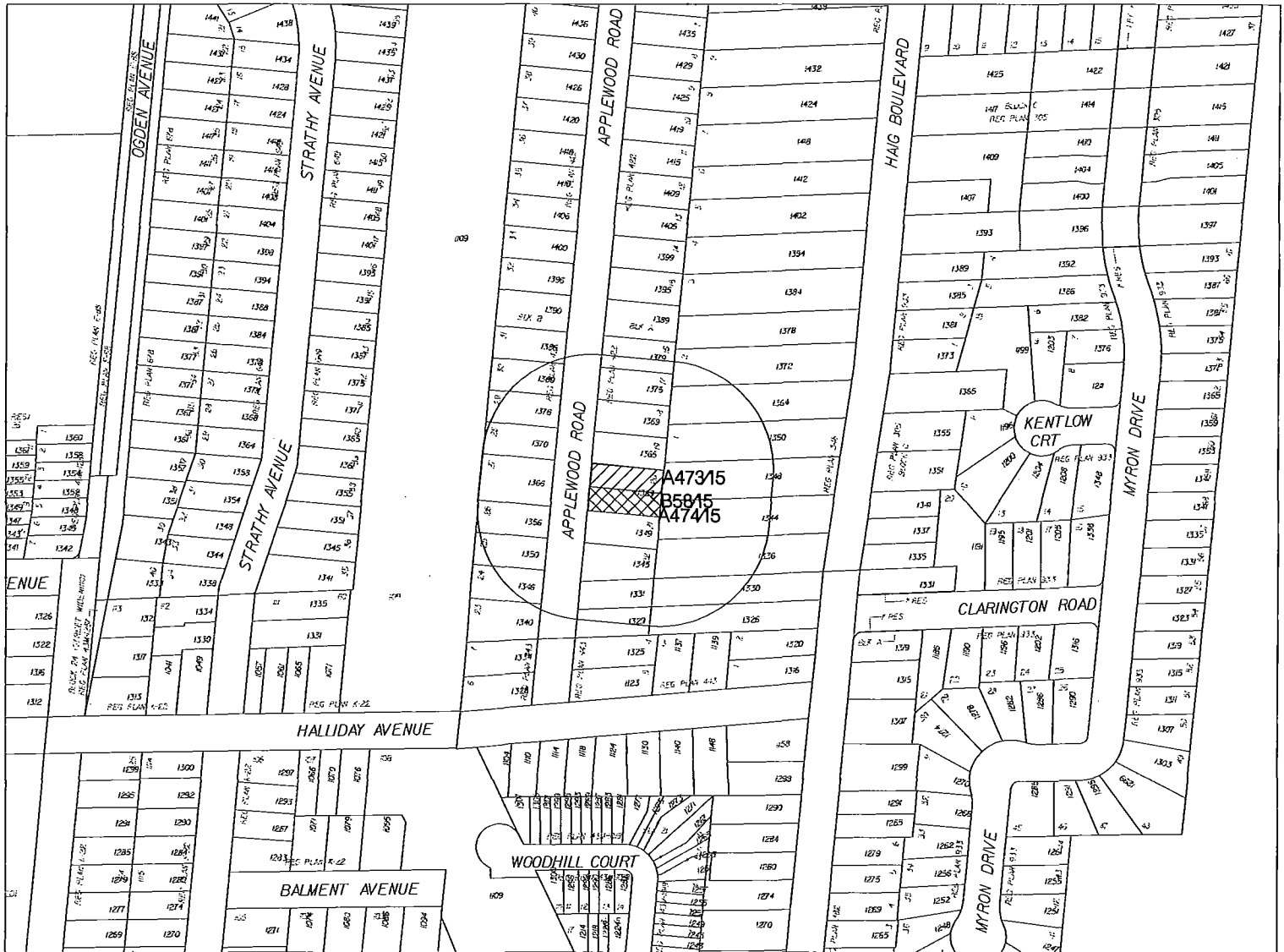
1. a lot frontage of 12.955 m (42.50 ft.); whereas By-law 0225-2007, as amended, requires a minimum lot frontage of 15.00 m (49.21 ft.) in this instance; and,
2. a lot area of 519.20 m<sup>2</sup> (5,588.80 sq. ft.); whereas By-law 0225-2007, as amended, requires a minimum lot area of 550.00 m<sup>2</sup> (5,920.34 sq. ft.) in this instance.

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## Committee of Adjustment

Subject Property : 1359 APPLEWOOD RD.

File Number : B05815- A47315- A47415

Z Area : 6

Agent : W.E. OUGHTRED & ASSOCIATES INC





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 474/15  
Ward 1

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**SUBODH & NEELU MALIK** are the owners of **1359 APPLEWOOD ROAD** being Lot 20, Registered Plan 422, zoned **R3 - Residential**. The applicants request the Committee to authorize a minor variance to permit the creation of a lot (being the "conveyed" land of Consent application "B"058/15) proposing:

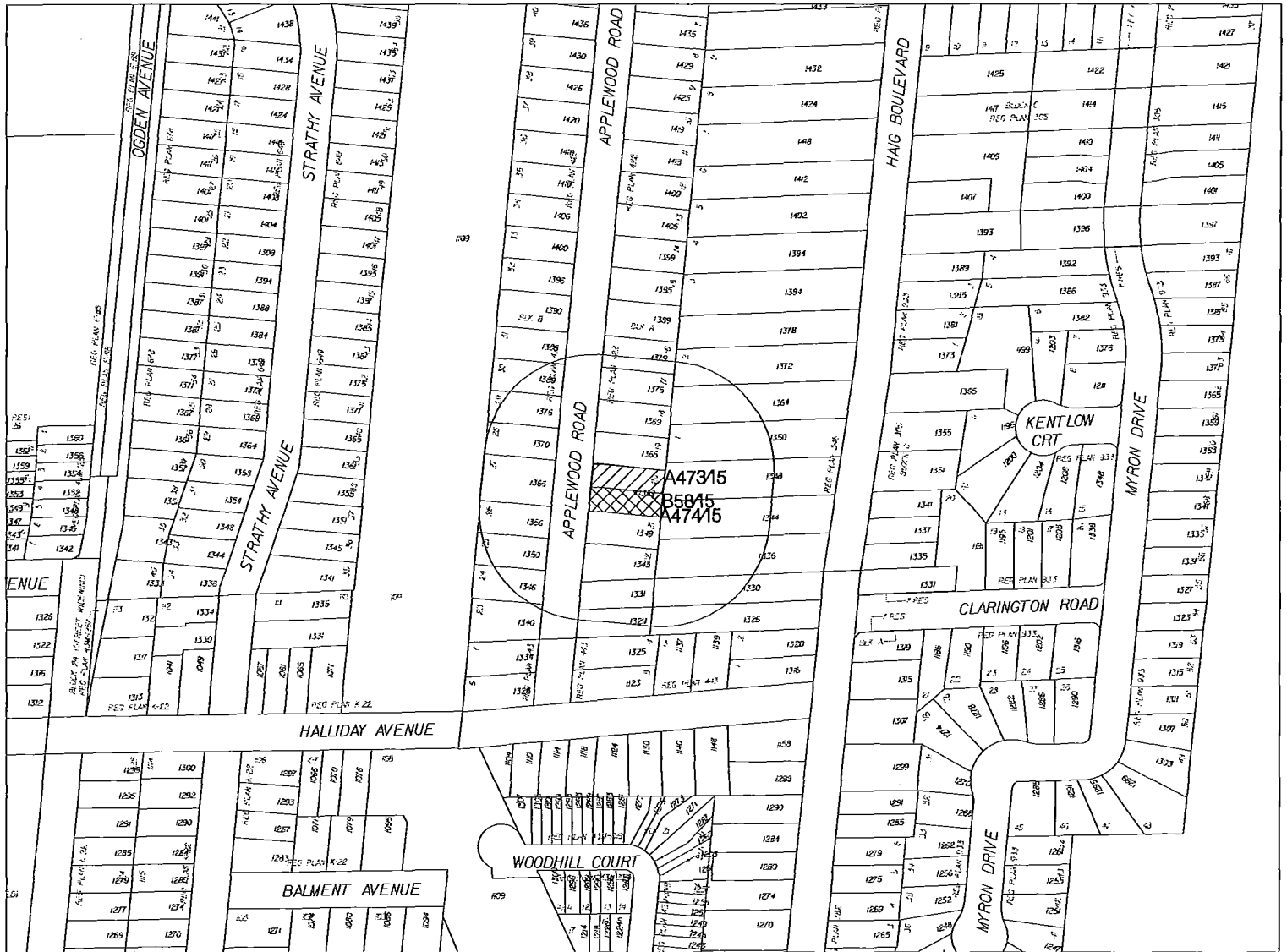
1. a lot frontage of 12.955 m (42.50 ft.); whereas By-law 0225-2007, as amended, requires a minimum lot frontage of 15.00 m (49.21 ft.) in this instance; and,
2. a lot area of 519.20 m<sup>2</sup> (5,588.80 sq. ft.); whereas By-law 0225-2007, as amended, requires a minimum lot area of 550.00 m<sup>2</sup> (5,920.34 sq. ft.) in this instance.

This notice is sent to you because you are the applicant, the authorized agent or the assessed owner of one of the neighbouring properties within 60m (200ft) of the subject property. Should you have any comments on the application, you are invited to attend the public hearing to express your views. If it is inconvenient for you to attend the hearing, signed written submissions shall be accepted by the Secretary-Treasurer by fax at (905) 615-3950 or by e-mail at [committee.adjustment@mississauga.ca](mailto:committee.adjustment@mississauga.ca). Please include your name, your address and application number or address of the property you are providing comments on.

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# Committee of Adjustment

Subject Property : 1359 APPLEWOOD RD.

File Number : B05815- A47315- A47415

Z Area : 6

Agent : W.E. OUGHTRED & ASSOCIATES INC





## COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

File: "B" 59/15  
Ward 8

The Committee has set **Thursday November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

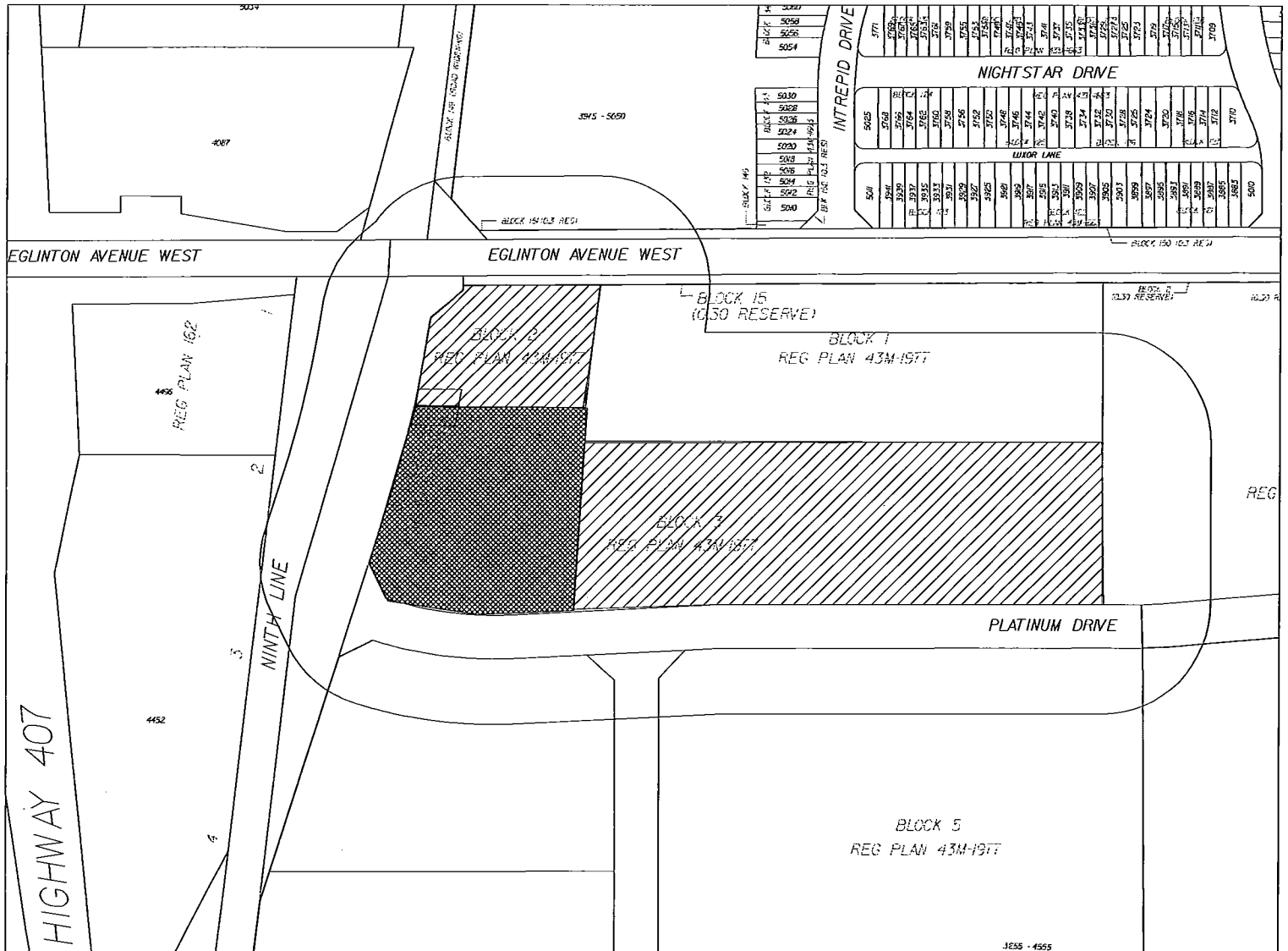
**THE ERIN MILLS DEVELOPMENT CORPORATION** is the owner of **3663 PLATINUM DRIVE** being **Block 3, Registered Plan M-1977, zoned E2 - Employment**. The applicant requests the consent of the Committee to the conveyance, transfer, mortgage or charge for a parcel of land having a frontage of approximately 109.00 m (357.61 ft.) and an area of approximately 1.19 ha (2.94 ac.). The effect of the application is to create a new lot for employment purposes and creation of reciprocal access easements onto Ninth Line.

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## Committee of Adjustment

Subject Property : 3663 PLATINUM DR.

File Number : B05915

Z Area : 58

Agent : F. GASBORNE





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 460/15  
Ward 7

The Committee has set Thursday, November 26, 2015 at 1:30 pm in the Mississauga Civic Centre, COUNCIL CHAMBERS, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

TINA & NICHOLAS BANDINI are the owners of 3038 GRENVILLE DRIVE being Lot 31, Plan 350, zoned R3, Residential. The applicants request the Committee to authorize a minor variance to permit the construction of a new two storey detached dwelling on the subject property and to permit the existing accessory structures to remain proposing:

1. a northerly side yard of 1.24m (4.06ft.); whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.81m (5.93ft.) to the two storey portion of the dwelling in this instance,
2. two accessory structures on the subject property; whereas By-law 0225-2007, as amended, permits one accessory structure in this instance,
3. one accessory structure having a floor area of 23.53m<sup>2</sup> (253.28sq.ft.); whereas By-law 0225-2007, as amended, permits a maximum floor area for an accessory structure on 10.00m<sup>2</sup> (107.64sq.ft.) in this instance,
4. one accessory structure having a side yard of 0.74m (2.42ft.); whereas By-law 0225-2007, as amended, requires a minimum rear yard of 1.20m (3.93ft.) in this instance,
5. one accessory structure having a rear yard of 0.49m (1.60ft.), a side yard of 0.64m (2.09ft.) and a height of 3.05m (10.00ft.); whereas By-law 0225-2007, as amended, requires a minimum side and rear yards of 1.20m (3.93m) and permits a maximum accessory structure height of 3.00m (9.84ft.) in this instance.

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## Committee of Adjustment

Subject Property : 3038 GRENVILLE DR.

File Number : A46015

Z Area : 21

Agent : GEOMETRA DESIGN LTD





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 461/15  
Ward 6

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**TUAN ANH TRAN** is the owner of 909 FOCAL ROAD being Lot 81, Registered Plan M-975, zoned R4, Residential. The applicant requests the Committee to authorize a minor variance to permit the existing driveway to remain having:

1. a driveway width of 7.95m (26.08ft.); whereas By-law 0225-2007, as amended, permits a maximum driveway width of 50.00% of the lot frontage in this instance;
2. a setback from the driveway to the side property line of 0.00m (0.00ft.); whereas By-law 0225-2007, as amended, requires a minimum setback from the driveway to the side property line of 0.60m (2.00ft.) in this instance; and,
3. a landscaped soft area of approximately 30.00% of the front yard; whereas By-law 0225-2007, as amended, requires a minimum landscaped soft area of 40.00% of the front yard in this instance.

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## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 462/15  
Ward 5

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**ANA YANG is the owner of 5470 MIDDLEPORT CRESCENT being Lot 133, Registered Plan M-1100, zoned R4-31, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of an accessory structure (gazebo) on the subject property proposing:**

1. a floor area of 13.00m<sup>2</sup> (140.00sq.ft.); whereas By-law 0225-2007, as amended, permits a maximum floor area of 10.00m<sup>2</sup> (107.64sq.ft.) in this instance;
2. a height of 4.42m (14.50ft.); whereas By-law 0225-2007, as amended, permits a maximum height of 3.00m (9.84ft.) in this instance;
3. a side yard of 0.91m (2.98ft.) and a rear yard of 0.95m (3.11ft.); whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.20m (3.93ft.) and a minimum rear yard of 1.20m (3.93ft.) in this instance as the lot area exceeds 750.00m<sup>2</sup> (8,073.19sq.ft.).

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## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 463/15  
Ward 2

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**CLINTON & SUKHI BELCHER** are the owners of **1609 CAMELFORD ROAD** being Lot 47, Registered Plan 558, zoned **R2-4, Residential**. The applicants request the Committee to authorize a minor variance to permit the construction of an addition to the existing dwelling proposing:

1. an exterior side yard of 6.00m (19.68ft.); whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 7.50m (24.60ft.) in this instance;
2. a dwelling depth of 23.70m (77.75ft.); whereas By-law 0225-2007, as amended, permits a maximum dwelling depth of 20.00m (65.61ft.) in this instance; and,
3. a height of 7.40m (24.27ft.) to the underside of eaves; whereas By-law 0225-2007, as amended, permits a maximum height of 6.40m (20.99ft.) to the underside of eaves in this instance.

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## Committee of Adjustment

Subject Property : 1609 CAMELFORD RD.

File Number : A46315

Z Area : 10

Agent : J. WALLACE





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 464/15  
Ward 5

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

**MATHESON SATELLITE LTD. is the owner of 2325 MATHESON BOULEVARD EAST being Part of Block 7, Registered Plan M-793, zoned E1-19, Employment. The applicant requests the Committee to authorize a minor variance to permit the operation of a restaurant within Unit # 3, proposing a total of 162 parking spaces for all uses on site; whereas By-law 0225-2007, as amended, does not permit a restaurant use and requires a minimum of 174 parking spaces for all uses on site in this instance.**

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## Committee of Adjustment

Subject Property : 2325 MATHESON BLVD. E.

File Number : A46415

Z Area : 34W

Agent : DUO CONSULTING GROUP





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 465/15  
Ward 5

The Committee has set **Thursday, November 26, 2015 at 1:30 pm** in the **Mississauga Civic Centre, COUNCIL CHAMBERS**, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

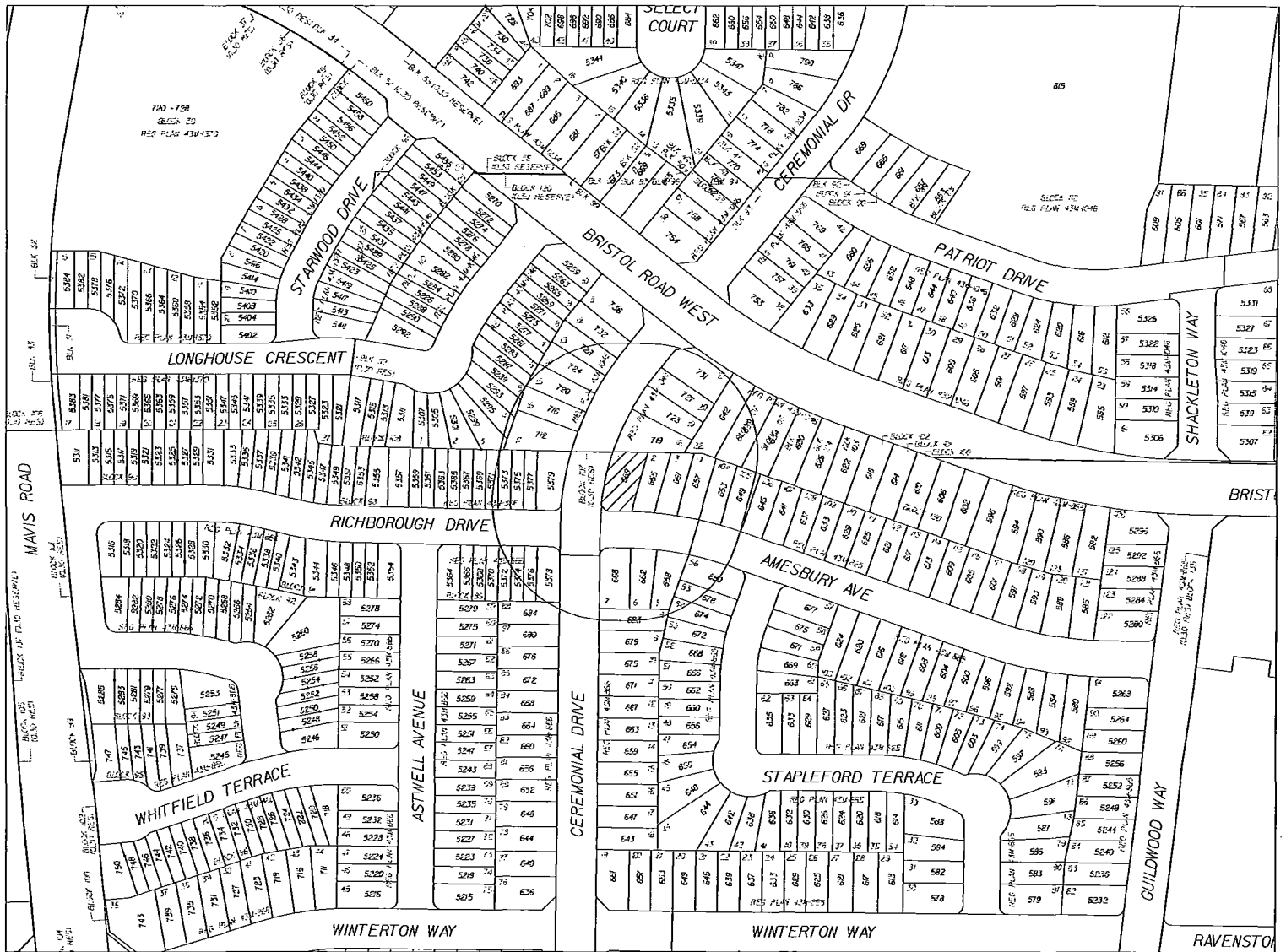
**KARENJEANE, MAURISS, & MAURA TUIZA** are the owners of **669 AMESBURY AVENUE** being Lot 1, Registered Plan M-866, zoned R4, Residential. The applicants request the Committee to authorize a minor variance to permit the existing driveway to remain, having an overall driveway width of 10.25m (33.62ft.); whereas By-law 0225-2007, as amended, permits a maximum driveway width of 6.00m (19.68ft.) in this instance.

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## Committee of Adjustment

Subject Property : 669 AMESBURY AVE.

File Number : A46515

Z Area : 37W

Agent : \_\_\_\_\_





## COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 466/15  
Ward 1

The Committee has set Thursday, November 26, 2015 at 1:30 pm in the Mississauga Civic Centre, COUNCIL CHAMBERS, 2nd Floor, 300 City Centre Drive, Mississauga, Ontario for the public hearing on the following matter:

CANDICE KENNEDY is the owner of 1051 ALEXANDRA AVENUE being Lot 50, Registered Plan B-21, zoned R3, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of a detached garage and one storey addition at the rear of the existing dwelling proposing:

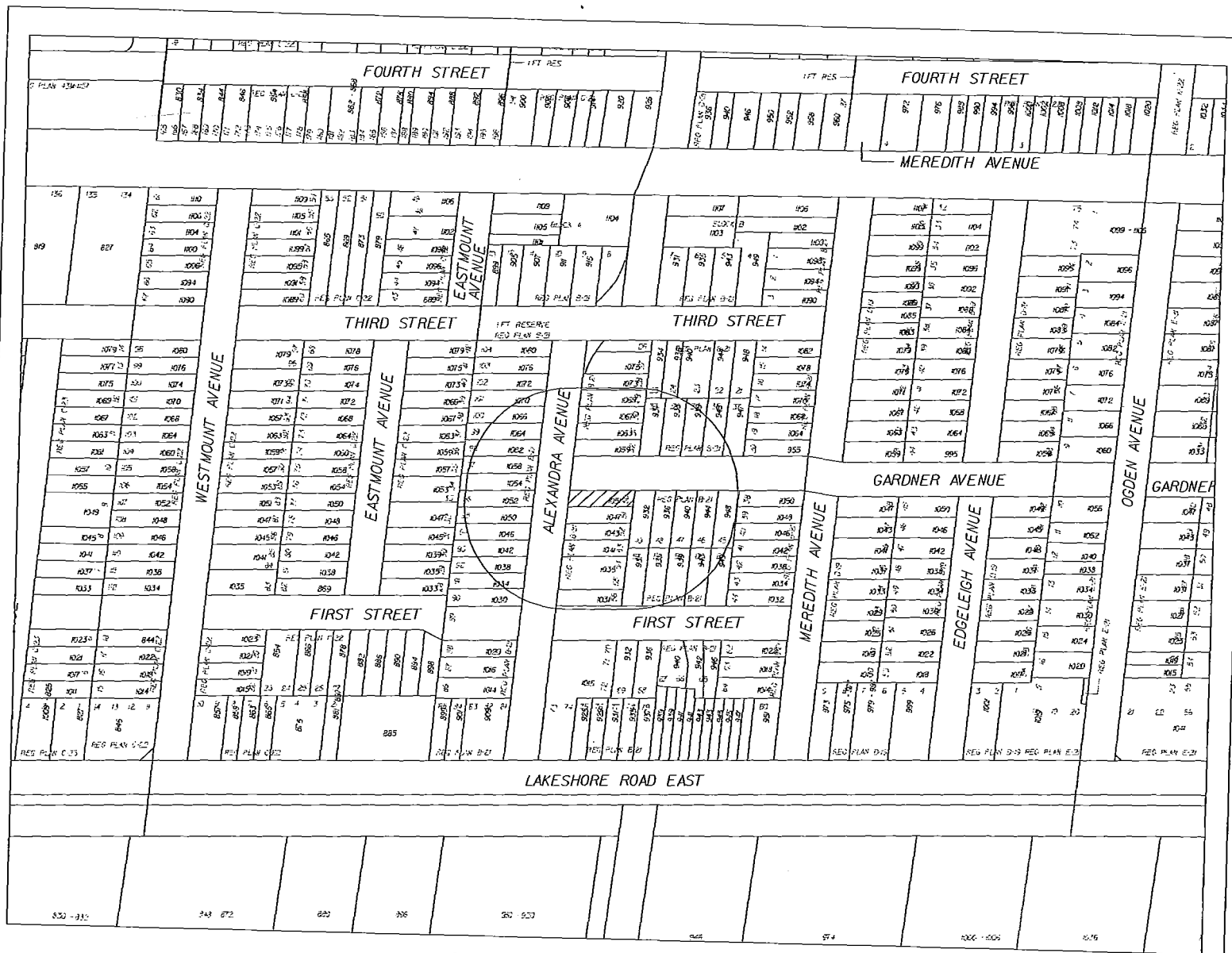
1. a side yard of 0.90m (2.95ft.) to the detached garage; whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.20m (3.93ft.) in this instance;
2. an exterior side yard of 0.90m (2.95ft.) to the detached garage; whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00m (19.68ft.) in this instance;
3. a lot coverage of 12.00% of the lot area for a detached garage; whereas By-law 0225-2007, as amended, permits a maximum lot coverage of 10.00% of the lot area for a detached garage in this instance;
4. an interior side yard of 0.90m (2.95ft.) to the detached dwelling and addition; whereas By-law 0225-2007, as amended, requires a minimum side yard of 1.20m (3.93ft.) in this instance; and,
5. an exterior side yard of 5.11m (16.76ft.) to the proposed addition; whereas By-law 0225-2007, as amended, requires a minimum exterior side yard of 6.00m (19.68ft.) in this instance,

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## Committee of Adjustment

Subject Property : 1051 ALEXANDRA AVE.

File Number : A46615

Z Area : 6

Agent : J. SHERRY

