

Location: COUNCIL CHAMBERS
Hearing: APRIL 7, 2016 AT 1:30 P.M.

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

DEFERRED APPLICATIONS - (CONSENT)

File	Name of Applicant	Location of Land	Ward
B-17/16 and A-85/16	2375675 ONTARIO INC.	5 BENSON AVE	1

NEW APPLICATIONS - (MINOR VARIANCE)

File	Name of Applicant	Location of Land	Ward
A-128/16	ZORAN PROPERTIES INC.	1855 DUNDAS ST E	3
A-129/16	FRUITFUL HOUSE FAMILY CHURCH	6731 COLUMBUS RD	5
A-130/16	ZELKO COLAKOVICH	855 MEADOW WOOD RD	2
A-131/16	JOSE & ANNA AGUIAR	1654 MEADOWFIELD CRES	6
A-132/16	F & F CONSTRUCTION CO. LTD./763967 ONTARIO INC.	1030 CANADIAN PL	3
A-133/16	GCTC HOLDINGS INC.	3055 NEILCO CRT	3

DEFERRED APPLICATIONS - (VARIANCE)

File	Name of Applicant	Location of Land	Ward
A-476/15	1552653 ONTARIO INC	202 DUNDAS ST W	7
A-093/16	CHARANJIT & NARIINDER SINGH	2360 LUCKNOW DR	5

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.)

Revised Meeting Date



COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

File: "B" 17/16
Ward 1

The Committee has set **Thursday, April 7, 2016 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:

2375675 ONTARIO INC. is the owner of **5 BENSON AVENUE** being Lot 14, Plan G-22, zoned RM7, Residential and H-C4-59, Commercial. The applicants request the consent of the Committee to the conveyance of a parcel of land having an area of approximately 166.30m² (1,790.09sq.ft.) for the purpose of a lot addition. The effect of the application is to merge the conveyed lands with the lands to the south to create a new lot for mixed use purposes.

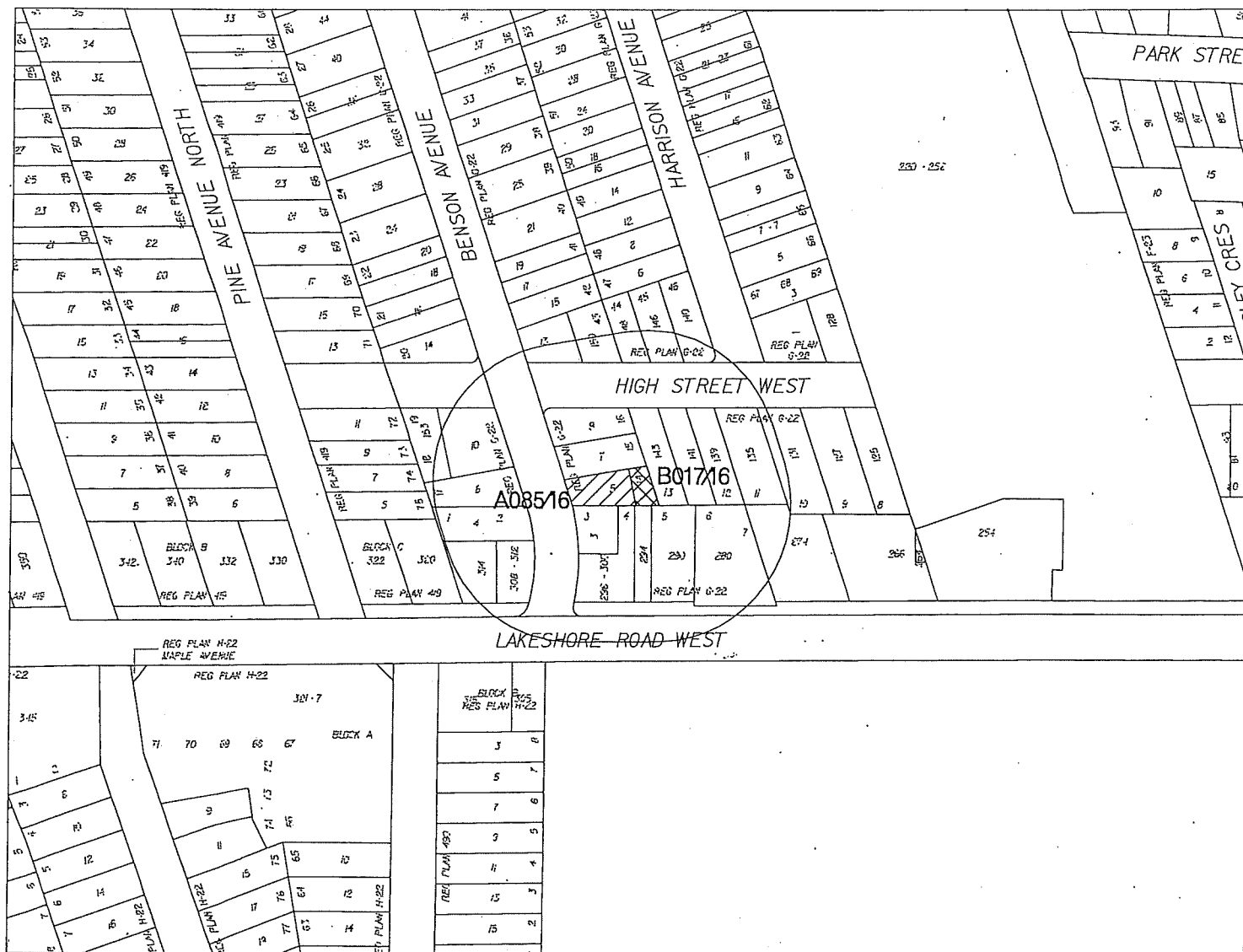
The subject lands are also the subject of an application for a Minor Variance, File 'A' 085/16.

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. 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. 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 : 5 BENSON AVE

File Number : B01716
A08516

Z Area : 8

Agent : _____



Amended Notice and Hearing Date



COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 85/16
Ward 1

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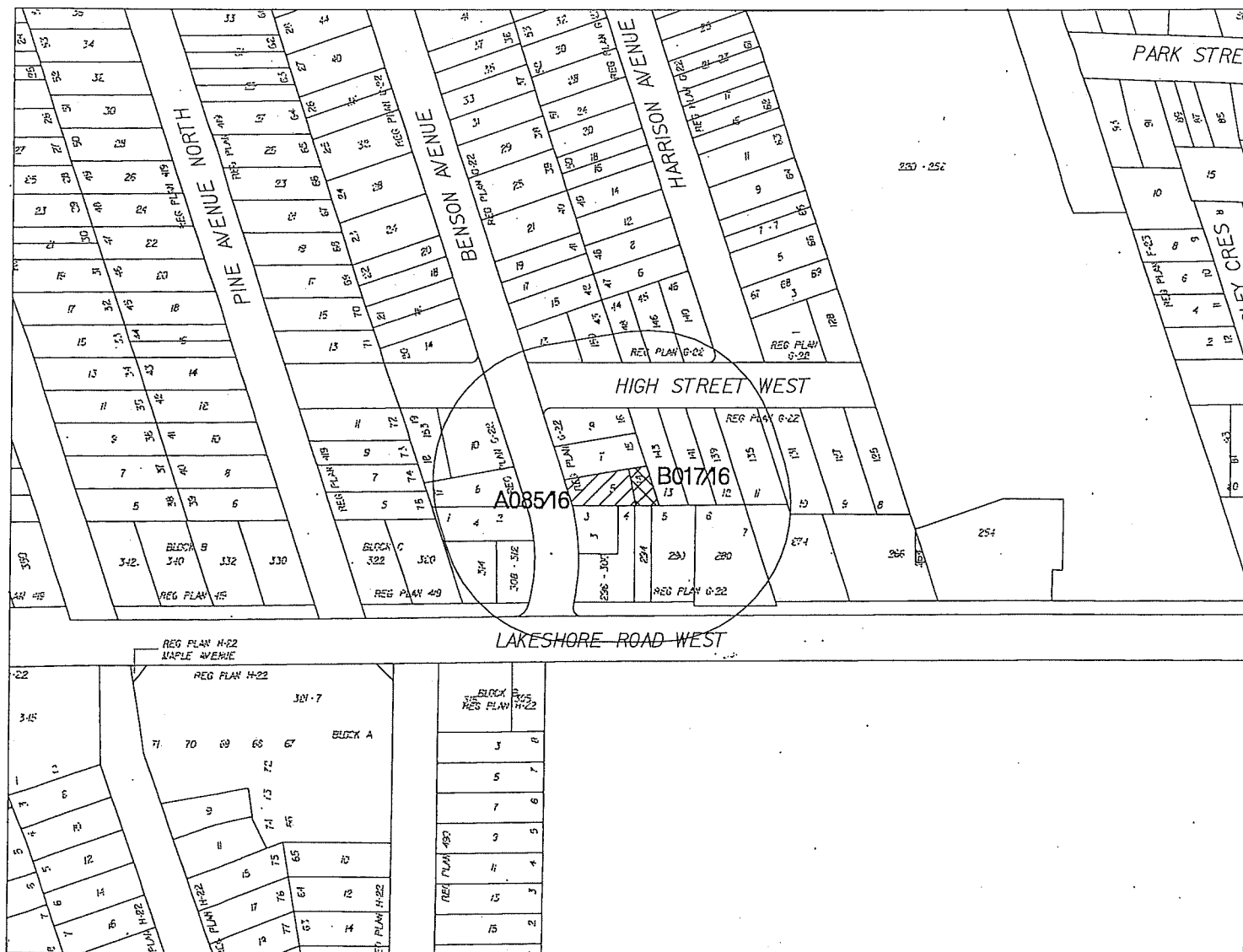
2375675 ONTARIO INC, is the owner of **5 BENSON AVENUE** being Lot 14, Plan G-22, zoned **RM7, Residential and H-C4-59, Commercial**. The applicant requests the Committee to authorize a minor variance to permit the subject lot to remain, being the 'retained' land of Consent application 'B' 017/16, proposing a lot area of **407.00m² (4,381.05sq.ft.)**; whereas By-law 0225-2007, as amended, requires a minimum lot area of **460.00m² (4,951.15sq.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. 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 : 5 BENSON AVE

File Number : B01716
A08516

Z Area : 8

Agent : _____



Revised Meeting Date



COMMITTEE OF ADJUSTMENT NOTICE OF APPLICATION

File: "B" 17/16
Ward 1

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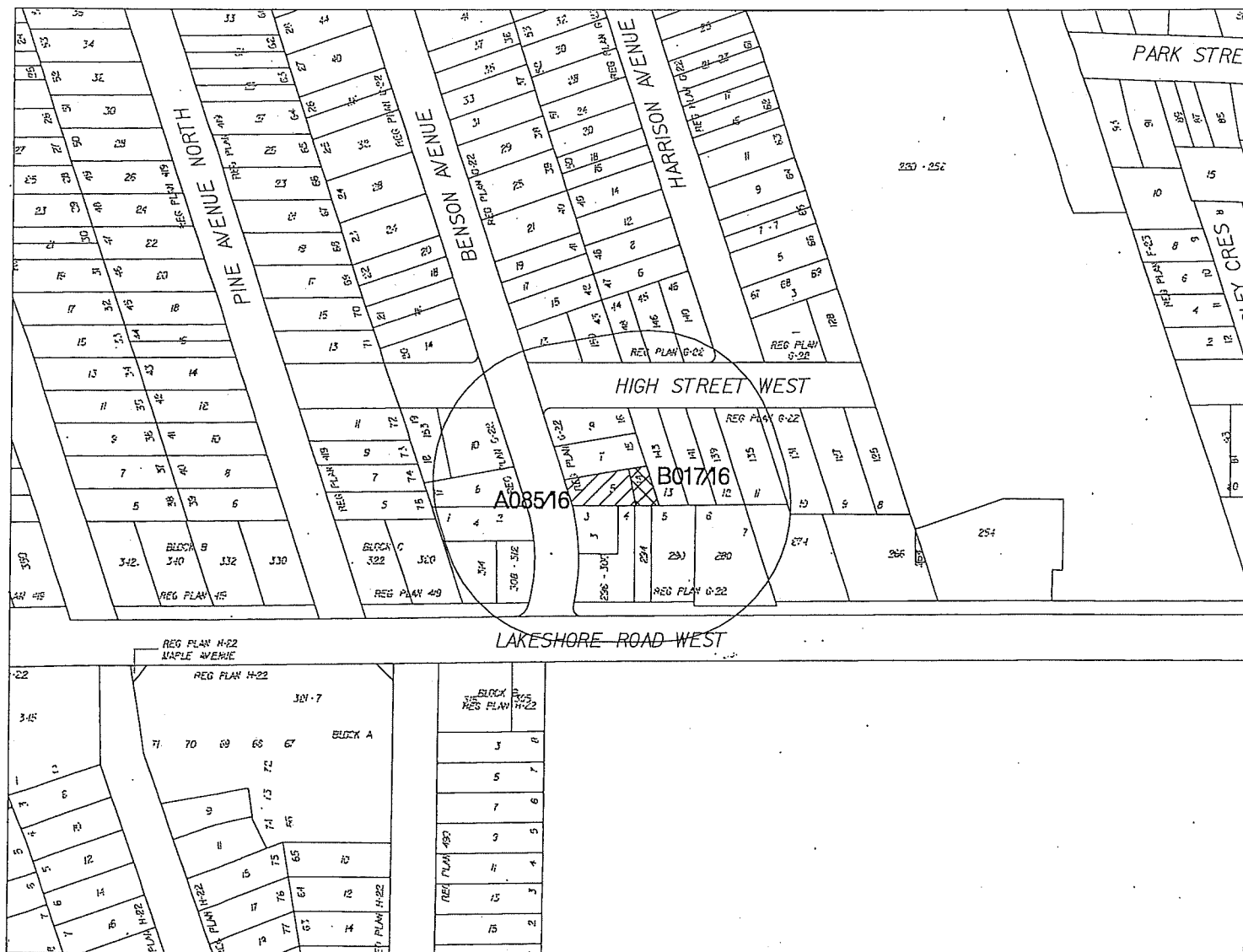
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Committee of Adjustment

Subject Property : 5 BENSON AVE

File Number : B01716
A08516

Z Area : 8

Agent : _____



Amended Notice and Hearing Date



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Ward 1

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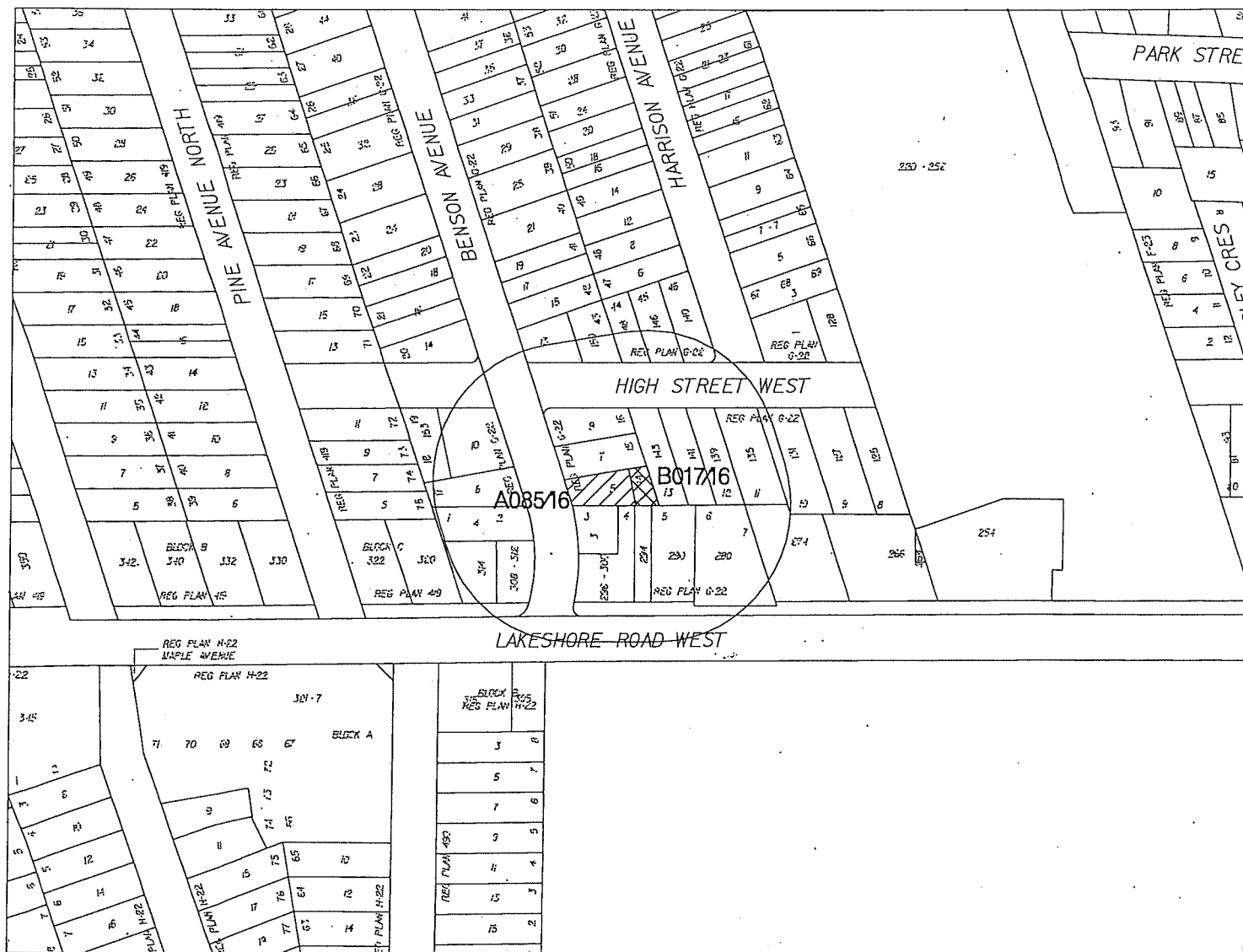
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Committee of Adjustment

Subject Property : 5 BENSON AVE

File Number : B01716
A08516

Z Area : 8

Agent : _____





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 128/16
Ward 3

The Committee has set **Thursday, April 7, 2016 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:

ZORAN PROPERTIES INC. is the owner of 1855 and 1911 DUNDAS STREET EAST and 3025 Lenworth Drive being Part of Lot 2, Concession 1, N.D.S., and Block B, Plan 680, zoned C3-46, Commercial. The applicant requests the Committee to authorize a minor variance to permit the establishment of a restaurant within Units 16B and 17 at 1911 Dundas Street East proposing a total of 386 parking spaces on site; whereas By-law 0225-2007, as amended, requires a minimum of 598 parking spaces in this instance.

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Committee of Adjustment

Subject Property : 1855, 1911 DUNDAS ST E & 3025 LENWORTH DRIVE

File Number : A12816

Z Area : 19

Agent : T.J. CIECIURA





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 129/16
Ward 5

The Committee has set **Thursday, April 7, 2016 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:

FRUITFUL HOUSE FAMILY CHURCH is the owner of 6731 COLUMBUS ROAD being Peel Condominium Plan 436, Level 1, Unit 1, zoned E3, Employment. The applicant requests the Committee to authorize a minor variance to permit the establishment of a Place of Religious Assembly within Unit # 1 of the subject property proposing a total of 67 parking spaces on site; whereas By-law 0225-2007, as amended, requires a minimum of 146 parking spaces on site 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. 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 : 6731 COLUMBUS RD., UNIT 1

File Number : A12916

Z Area : 42W

Agent : T.J. CIECIURA





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 130/16
Ward 2

The Committee has set **Thursday, April 7, 2016 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:

ZELKO COLAKOVICH is the owner of 855 MEADOW WOOD ROAD being Part of Lot 27, Concession 3, S.D.S. and Lot 22, Plan D-13, zoned R2-5, Residential. The applicant requests the Committee to authorize a minor variance to permit the construction of an accessory structure (cabana) in the rear yard having a floor area of 54.56m² (587.29sq.ft.); whereas By-law 0225-2007, as amended, permits one accessory structure having a floor area of 10.00m² (107.64sq.ft.), one gazebo occupying an area of 10.00m² (107.64sq.ft.), and one pergola occupying an area of 10.00m² (107.64sq.ft.) per lot in this instance.

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Committee of Adjustment

Subject Property : 855 MEADOW WOOD RD.

File Number : A13016

Z Area : 3

Agent : M. FLINT





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 131/16
Ward 6

The Committee has set **Thursday, April 7, 2016 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:

JOSE & ANNA AGUIAR are the owners of **1654 MEADOWFIELD CRESCENT** being Lot 90, Plan M-767, zoned **R4-20, Residential**. The applicants request the Committee to authorize a minor variance to permit:

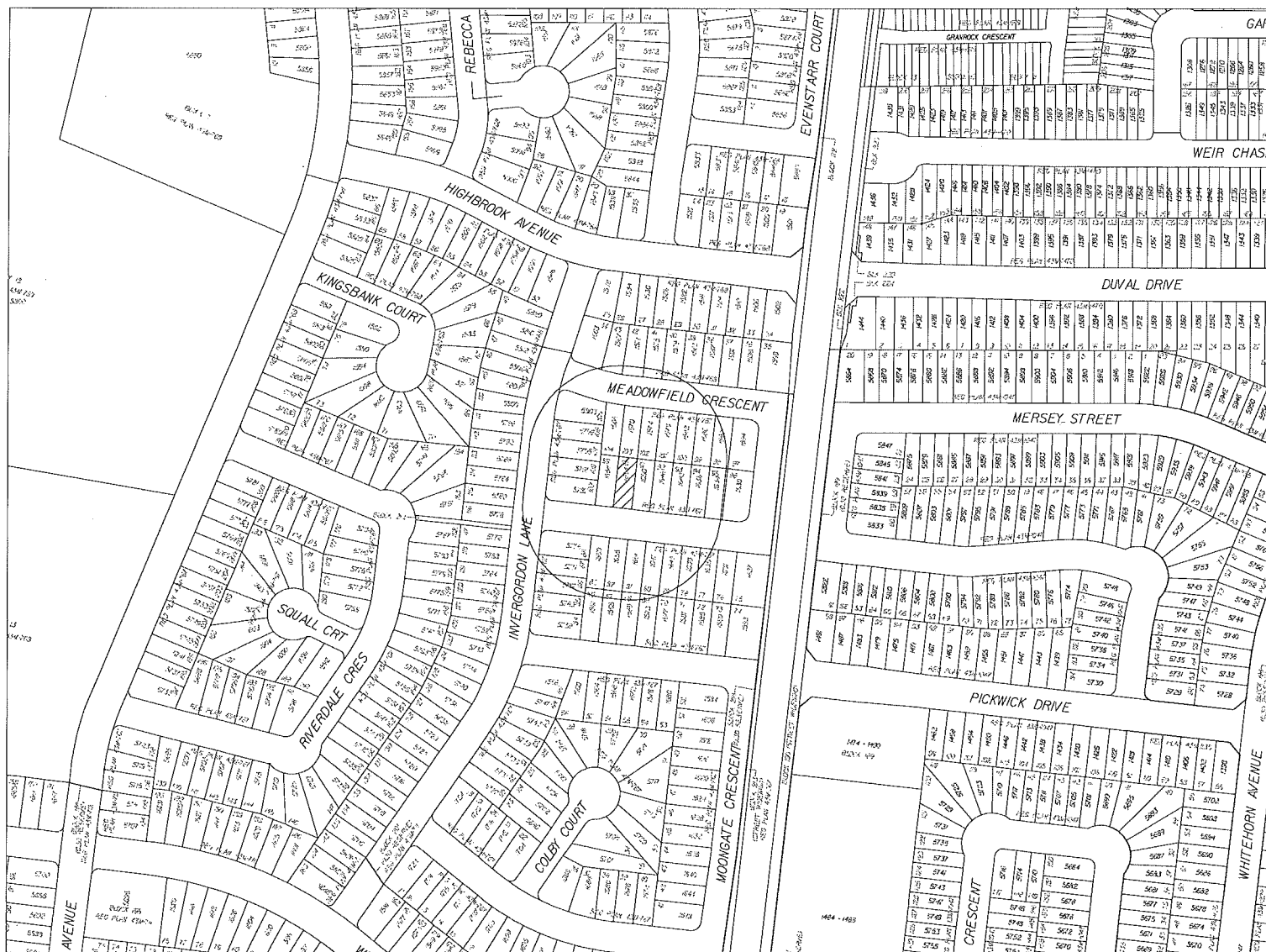
1. the existing basement entrance stairwell, facilitating an entrance to the proposed basement accessory dwelling unit, to remain in the side yard having a side yard of 0.93m (3.05ft.); whereas By-law 0225-2007, as amended, requires a minimum side yard to the stairwell of 1.20m in this instance; and,
2. the existing driveway to remain having a width of 7.94m (26.04ft.); 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 : 1654 MEADOWFIELD CRES.

File Number : A13116

Z Area : 38W

Agent :





COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 132/16
Ward 3

The Committee has set **Thursday, April 7, 2016 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:

F & F CONSTRUCTION CO. LTD./763967 ONTARIO INC. is the owner of 1030 Canadian Place, being Part of Lots 7 and 8, Concession 2, N.D.S., zoned E2-86, Employment. The applicant requests the Committee to authorize a minor variance to permit the construction of a new building for take-out restaurant use proposing:

1. a front yard of 3.00m (9.84ft.) to the cul-de-sac; whereas By-law 0225-2007, as amended, requires a minimum front yard of 7.50m (24.60ft.) in this instance; and,
2. a depth of landscaped buffer less than 4.50m (14.76ft.) adjacent to the cul-de-sac; whereas By-law 0225-2007, as amended, requires a minimum depth of landscaped buffer measured from a lot line that is a street line of 4.50m (14.76ft.) in this instance.

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The Agenda is available at 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.

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Committee of Adjustment

Subject Property : 1030 CANADIAN PLACE

File Number : A132/16

Z Area : 27

Agent : MOFFAT & DUNCAN ARCHITECTS



AMENDED NOTICE

COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING



File: "A" 133/16
Ward 3

The Committee has set **Thursday, April 7, 2016 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:

GCTC HOLDINGS INC. is the owner of 3055 NEILCO COURT being Part of Lots 4 and 5, Concession 1, N.D.S., zoned C3-1, Commercial. The applicant requests the Committee to authorize a minor variance to permit the development of a retail commercial centre proposing:

1. to permit a barrier free ramp and elevated walkway to encroach a maximum of 4.50m (14.76ft.) into the required minimum landscape buffer at a maximum angle of 180 degrees to the lot line abutting Jarrow Avenue; whereas By-law 0225-2007, as amended, permits a walkway to traverse the landscape buffer; however, the angle of which must be at least 60 degrees but no greater than 120 degrees measured from the applicable lot line in this instance,
2. to permit stairs to encroach a maximum of 4.50m (14.76ft.) into the required minimum landscape buffer at a maximum angle of 45 degrees to the lot line at the intersection of Jarrow Avenue and Dundas Street East; whereas By-law 0225-2007, as amended, permits a driveway or walkway to traverse the landscape buffer; however, the angle of which must be least 60 degrees but no greater than 120 degrees measured from the applicable lot line in this instance; and,
3. to permit outdoor patios along the Dundas Street East frontage and within the landscape setback along Jarrow Avenue; whereas By-law 0225-2007, as amended, makes no provisions for an outdoor patio use on the the subject property in this instance.

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Revised Hearing Date



COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 476/15
Ward 7

The Committee has set Thursday April 7, 2016 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:

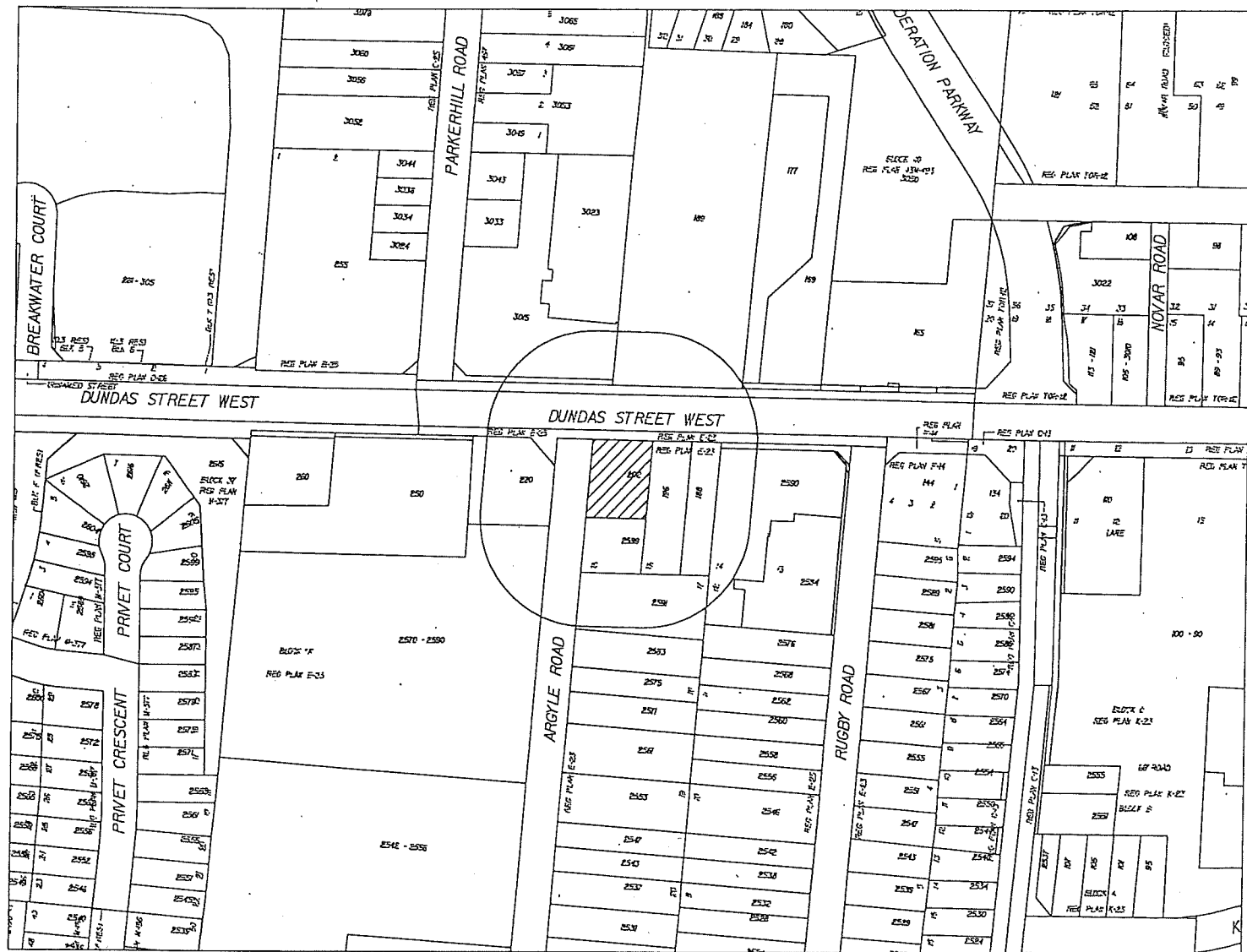
1552653 ONTARIO INC is the owner of 202 DUNDAS STREET WEST being part of Lot 16, Registered Plan E23, zoned C5-3 - Commercial. The applicant requests the Committee to authorize a minor variance to continue to permit the sale of used cars (maximum of 5 cars) ancillary to the existing automobile repair garage on the subject property as previously approved pursuant to Committee of Adjustment Decision File "A" 421/10; whereas By-law 0225-2007, as amended, does not permit the use in a C5-3, Commercial zone in this instance.

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Committee of Adjustment

Subject Property : 202 DUNDAS ST. W.

File Number : A47615

Z Area : 15

Agent : N. DELL



REVISED HEARING DATE



COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING

File: "A" 93/16
Ward 5

The Committee has set Thursday April 7, 2016 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:

CHARANJIT AND NARINDER SINGH is the owner of 2360 LUCKNOW DRIVE being Part of Block F Registered Plan M-167, zoned E2, Employment. The applicant requests the Committee to authorize a minor variance to permit the continued operation of a banquet hall on the subject property providing 115 parking spaces on-site (including 30 tandem spaces) and 30 parking spaces off-site on the abutting lands located at 2373 Lucknow Drive, for a total of 145 parking spaces as previously approved pursuant to Committee of Adjustment file 'A' 199/13; whereas By-law 0225-2007, as amended, requires a minimum of 152 parking spaces contained wholly on site for the banquet hall use in this instance.

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Committee of Adjustment

Subject Property : 2360 LUCKNOW DRIVE

File Number : A093/16

Z Area : 49W

Agent : NICK DELL CONSULTING

