

Fateh Development Inc. – Glen Schnarr and Associates Inc.

Application for an Official Plan and Zoning By-law Amendment

Address:
1453 Queen Street West,
Brampton, ON L6Y0B7

City File #: OZS-2025-0008

(Previous City File #:
OZS-2022-0033)

Ward: 4



April 7, 2025



7:00 p.m.



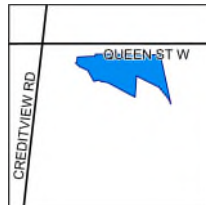
**City Hall Council
Chamber & Virtual
Option**
[http://video.isilive.ca/
brampton/live.html](http://video.isilive.ca/brampton/live.html)

*Information is available in an
alternative/accessible format
upon request*

Purpose and Effect

This application replaces a previous file (OZS-2022-0033). The new application file is provided to accommodate new submissions after a period of inactivity. The application is to amend the Official Plan and Zoning By-law to permit the development of an 8-storey mixed-use residential building with commercial uses at grade.

A total number of 94 units are proposed, ranging from one to two bedrooms in size. The proposed development includes a total of 156 parking spaces, 1,373 square metres of commercial space, indoor and outdoor amenity areas, and access from Queen Street West.



We value your input...

Any person may express their support, opposition or comments to this application

If you have received this notice as an owner of a property and the property contains seven or more residential units, the City requests that you post this notice in a location that is visible to all the residents, such as on a notice board in the lobby.

Important Information about making a submission

If an agency/body/specified person with appeal rights as per the Planning Act does not make oral submissions at a public meeting or make written submissions to the City of Brampton with respect to a proposed Official Plan Amendment or proposed Zoning By-law Amendment before a Zoning By-law is passed, or before a proposed Official Plan Amendment is adopted:

- (a) They may not be entitled to appeal the decision of the City of Brampton to the Ontario Land Tribunal; and,
- (b) They may not be added as a party to the hearing of an appeal before the Ontario Land Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

How can I get involved?

Please note: City Hall is now hosting in-person Public Meetings. A hybrid virtual option is also offered. Pre-registration is required to speak or delegate virtually at the public meeting. Please email City.ClerksOffice@brampton.ca no later than 4:30 p.m. on Tuesday, April 1, 2025, to pre-register and receive more details.

To ensure a presentation on this item is provided at the meeting, interest for this will need to be indicated by either attending in person or indicating this, or by emailing City.ClerksOffice@brampton.ca to request a presentation prior to 4:30pm on the day of the meeting.

- Send comments to Saghar Massah, Development Planner (Saghar.massah@brampton.ca); AND/OR
- Mail comments to:
Planning, Building and Economic Development
2 Wellington Street West, 3rd Floor
Brampton ON L6Y 4R2; AND/OR
- Submit an audio or video recording (up to 5 minutes), to be played at the meeting. Submissions may be sent to City.ClerksOffice@brampton.ca and must be received no later than 4:30 p.m. on Tuesday, April 1, 2025.

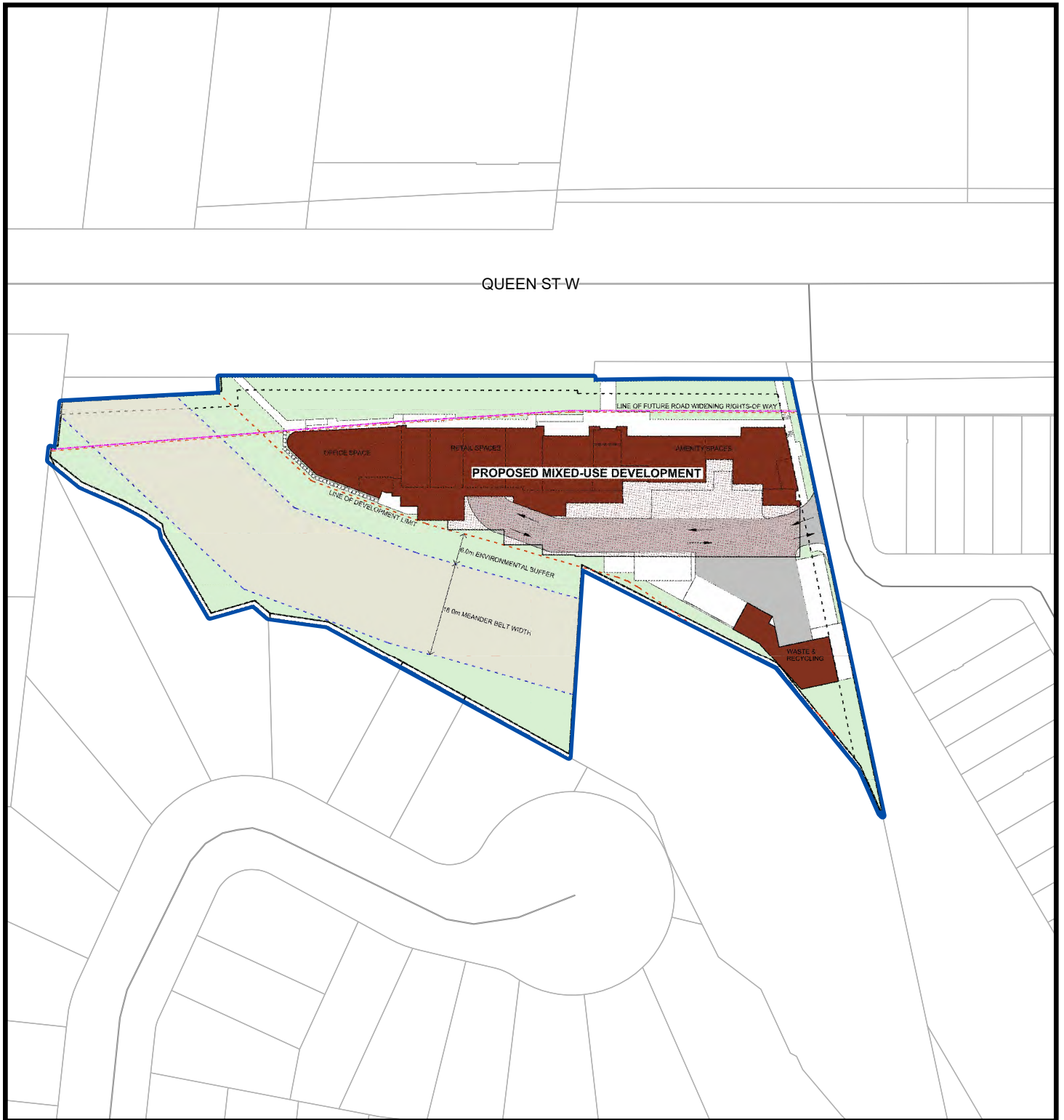
If you wish to be notified of the decision of the City in respect to a proposed plan of subdivision, on a Zoning By-law Amendment, adoption of an Official Plan Amendment, or of the refusal of a proposal, you must make a written request to:


City Clerks, City of Brampton
2 Wellington Street West
Brampton, ON L6Y 4R2.

More Information:

Submitted supporting studies and drawings are available on the City's website under Current Development Applications on the Planning & Development page, and by clicking on "Search for an Application", and using City File #OZS-2025-0008 on the following web page: <https://planning.brampton.ca/>.

Please note that the current Provincial Planning Act legislation only permits certain agencies/bodies/specified persons to appeal Official Plan or Zoning By-law Amendment applications. For more information about this matter, contact the City Planners identified in this notice.



 Subject Lands
 Parcel Fabric



PLANNING, BUILDING AND GROWTH MANAGEMENT

0 15 30

 Metres

Author: CAntoine
 Date: 2025/02/28

APPENDIX 1 CONCEPT PLAN

Applicant: Fateh Development Inc.
Owner: Fateh Development Inc.

CITY FILE: OZS-2025-0008