

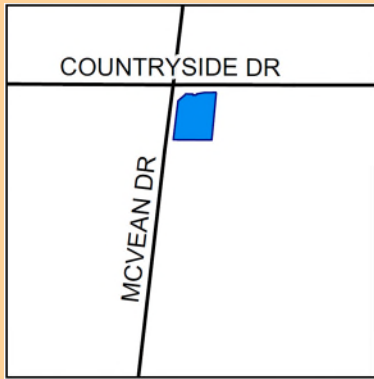
**2452190 Ontario Inc. – Glen Schnarr & Associates Inc.**

Application to Amend the Zoning By-law and Official Plan

Location: 4037 Countryside Drive

City File #: OZS-2024-0068

Ward: 10



**Purpose and Effect**

An application to amend the Zoning By-law and Official Plan has been submitted to assist with facilitating the development of a compact retail plaza, comprised of a 1-2 storey multi-tenant structure and surface parking areas. The subject property is located east of McVean Drive and south of Countryside Drive.

Details of the proposal are as follows:

- Total Gross Floor Area: 2,126.38 square metres (22,888.16 square feet)
- Floor Space Index: 0.26
- Building Height: 2 storeys
- 94 parking spaces
- 1 proposed loading space
- Proposed landscaped area: 2, 445.6 square metres (25, 324.2 square feet)

Supporting studies and drawings that have been submitted with the application are available on the City's website under Current Development Applications on the Planning & Development page, and by searching the City File # OZS-2024-0068: <https://planning.brampton.ca/>.



**We value your input...**

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

**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 [CityClerksOffice@brampton.ca](mailto:CityClerksOffice@brampton.ca) no later than 4:30 p.m. on Tuesday, March 11<sup>th</sup>, 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 [CityClerksOffice@brampton.ca](mailto:CityClerksOffice@brampton.ca) to request a presentation prior to 4:30pm on the day of the meeting.

- Send comments to Harjot Sra, Development Planner ([Harjot.Sra@Brampton.ca](mailto:Harjot.Sra@Brampton.ca)); AND/OR
- Mail comments to:  
  
Planning, Building and Growth Management Department  
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 [CityClerksOffice@brampton.ca](mailto:CityClerksOffice@brampton.ca) and must be received no later than 4:30 p.m. on Tuesday, March 11<sup>th</sup>, 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 request to amend the Official Plan, 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-2024-0068 on the following web page: <https://planning.brampton.ca/>.

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

**If you have received this notice as an owner of a property and the property contains 7 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 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.

**Public Notice**



**Monday, March 17<sup>th</sup>, 2025**

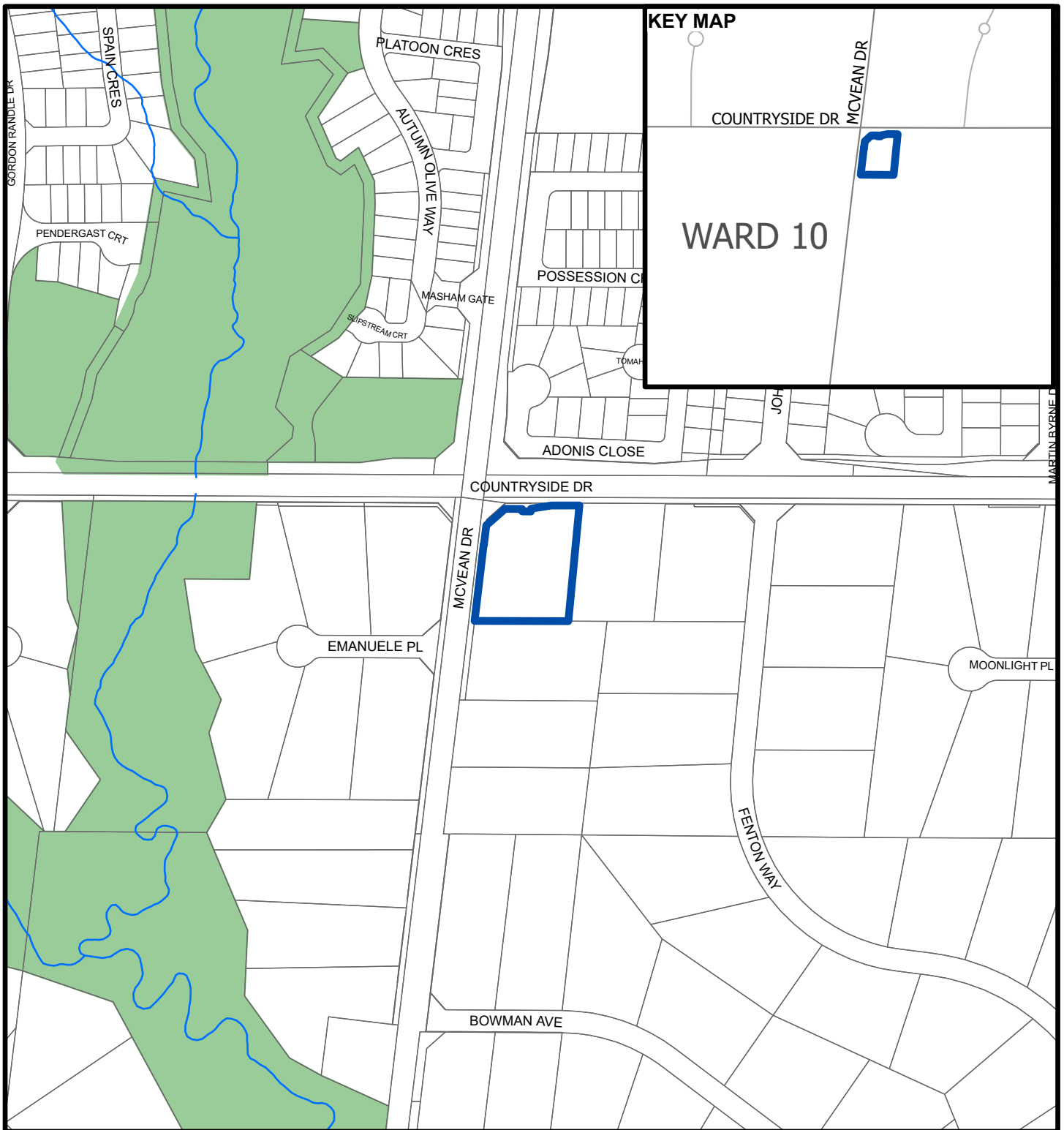
**7:00 p.m.**







**City Hall Council Chamber & Virtual Option**  
<http://video.isilive.ca/brampton/live.html>



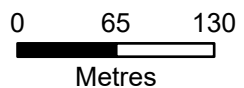
*Information is available in alternative / accessible format upon request.*



-  Subject Lands
-  Parcel Fabric
-  Major Watercourse
-  Park



PLANNING, BUILDING AND GROWTH MANAGEMENT



Date: 2025/01/22

**APPENDIX 2  
LOCATION MAP**

**Applicant: : Glen Schnarr and Associates Inc. (c/o Colin Chung)**


**Owner: 2452190 Ontario Inc. (c/o Harper Aujla)**

**CITY FILE: OZS-2024-0068**

COUNTRYSIDE-DR

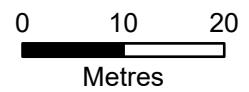
KNOWN AS COUNTRYSIDE DRIVE  
(ROAD ALLOWANCE BETWEEN WEST HALVES OF LOTS 15 AND 16, CONCESSION 9, NORTHERN DIVISION)  
**COUNTRYSIDE DRIVE**



 Subject Lands



PLANNING, BUILDING AND GROWTH MANAGEMENT



Author: CAntoine  
Date: 2025/01/22

**APPENDIX 1  
CONCEPT PLAN**

Applicant: : Glen Schnarr and Associates Inc. (c/o Colin Chung)

Owner: 2452190 Ontario Inc. (c/o Harper Aujla)

CITY FILE: OZS-2024-0068