



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 15 - 2016

To Adopt Amendment Number OP-2006  
to the Official Plan of the  
City of Brampton Planning Area

The Council of The Corporation of the City of Brampton, in accordance with the provisions of the Planning Act, R.S.O 1990, c.P. 13, hereby ENACTS as follows:

1. Amendment Number OP 2006 - 117 to the Official Plan of the City of Brampton Planning Area is hereby adopted and made part of this by-law.

READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,  
this 24<sup>TH</sup> day of *February* 2016.

Approved as to  
form.

02/03/2016

JZ

Approved as to  
content.

2016/02/19

Heather MacDonald

  
Linda Jeffrey, Mayor  
Peter Fay, City Clerk

Peter Fay, City Clerk

**AMENDMENT NUMBER OP 2006 - 117  
to the Official Plan of the  
City of Brampton Planning Area**

**AMENDMENT NUMBER OP 2006 - 117  
TO THE OFFICIAL PLAN OF THE  
CITY OF BRAMPTON PLANNING AREA**

**1.0 Purpose:**

The purpose of this amendment is to change the land use designation of the lands shown outlined on Schedule A to this amendment to permit the development of the subject lands for medium density residential uses and to provide specific policies to guide the development of the subject lands.

**2.0 Location:**

The lands subject to this amendment are located at 17, 19, 21, 23, 25, 27 and 29 Clarence Street. These properties are on the south side of Clarence Street approximately 45 metres (148 feet) east of Main Street South. The property has a frontage of approximately 105.7 metres (346.7 feet) on Clarence Street, and is located in part of Lot 4, Concession 1, WHS, in the City of Brampton.

**3.0 Amendments and Policies Relative Thereto:**

3.1 The document known as the Official Plan of the City of Brampton Planning Area is hereby amended:

- (1) by adding to the list of amendments pertaining to Secondary Plan Area Number 7 : Downtown Brampton Secondary Plan as set out in Part II: Secondary Plans, Amendment Number OP 2006- 117 .

3.2 The portions of the document known as the 1993 Official Plan of the City of Brampton Planning Area which remain in force, as they relate to the Downtown Brampton Secondary Plan (being Part Two: Secondary Plans, as amended) are hereby further amended:

- (1) by changing on Schedule SP7(A) of Chapter 7: Downtown Brampton Secondary Plan of Part II: Secondary Plans, the land use designation of the lands shown outlined on Schedule A to this amendment from "Low Density Residential" to "Medium Density Residential";
- (2) by amending Schedule SP7(A) of Chapter 7: Downtown Brampton Secondary Plan of Part II: Secondary Plans to expand the

boundaries of Special Policy Area 8 to include the lands outlined on Schedule A to this amendment;

- (3) by amending part (i) of Section 5.6.7 "Special Policy Area 8" of Chapter 7: Downtown Brampton Secondary Plan of Part II: Secondary Plans by replacing its existing text with the following:

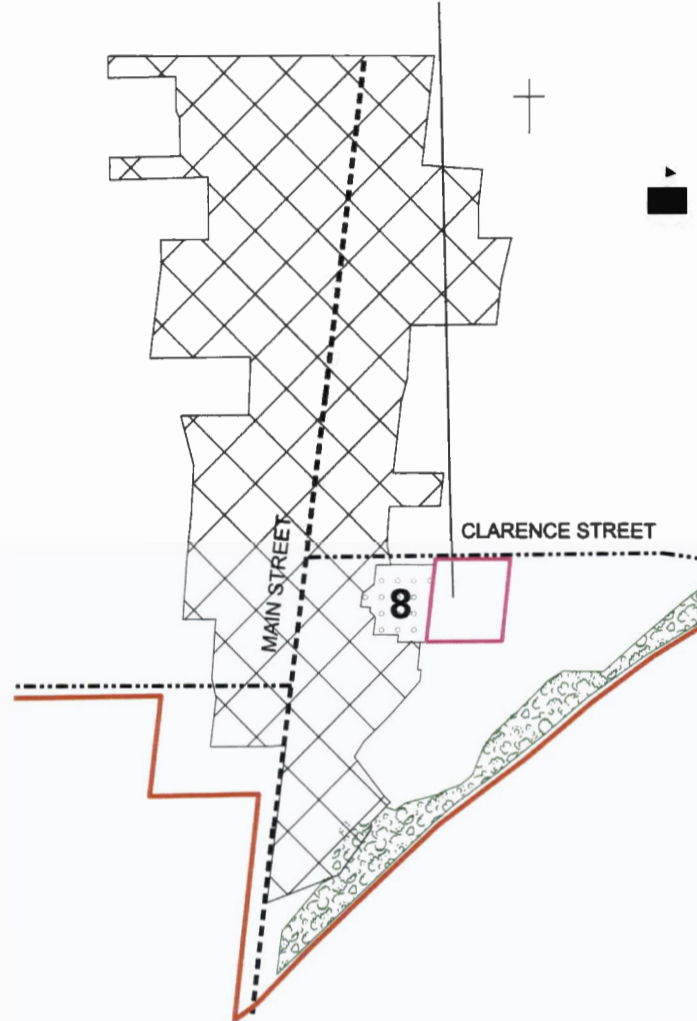
"(i) A maximum of 35 townhouse dwelling units shall be permitted within the lands subject to Special Policy Area 8 at a maximum density of 55.0 units per net hectare (22.3 units per net acre)."

Approved as to Content:







Heather MacDonald, MCIP, RPP  
Acting Executive Director  
Planning and Building

Lands to be redesignated from "LOW DENSITY RESIDENTIAL" to "MEDIUM DENSITY RESIDENTIAL" and designated "SPECIAL POLICY AREA EIGHT"









EXTRACT FROM SCHEDULE SP7(A) OF THE DOCUMENT KNOWN AS THE DOWNTOWN BRAMPTON SECONDARY PLAN

**LAND USE**

-  **Subject Lands**
- RESIDENTIAL**
-  **Low Density**
-  **Medium Density**
- PUBLIC OPEN SPACE**
-  **Valley Land**

**TRANSPORTATION**

-  **Minor Arterial Road**
-  **Collector Road**
-  **Place of Worship**
-  **School**
-  **Special Policy Area No. 1**
-  **Special Policy Area No. 8**

