



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 24-94

To amend By-law 151-88, as amended

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The council of The Corporation of the City of Brampton  
ENACTS as follows:

1. By-law 151-88, as amended, is hereby further amended:
  - (1) by changing, on Sheet 28 of Schedule A thereto, the zoning designation of the lands shown outlined on Schedule A to this by-law from RESIDENTIAL TOWNHOUSE A - SECTION 620 (R3A-SECTION 620) to RESIDENTIAL TWO A - SECTION 701 (R2A-SECTION 701), and RESIDENTIAL TWO A - SECTION 702 (R2A-SECTION 702).
  - (2) by adding thereto the following sections:

"701           The lands designated R2A-SECTION 701 on Sheet 28 of Schedule A to this by-law:

701.1           shall only be used for the following purposes

    - (a) semi-detached dwellings; and,
    - (b) purposes accessory to other permitted purposes.

701.2           shall be subject to the following requirements and restrictions:

    - (a) minimum lot area: 426 square metres;
    - (b) maximum lot area: 448 square metres;

- (c) minimum lot width: 14.2 metres;
- (d) minimum lot width per dwelling unit: 6.7 metres;
- (e) minimum front yard depth: 4.5 metres, provided that the front of any garage or carport shall not be closer than 6.0 metres to the front lot line;
- (f) minimum rear yard depth: 7.5 metres;
- (g) minimum interior side yard width: 1.2 metres, except that where the common wall of semi-detached dwelling units coincides with a side lot line, the side yard may be zero metres;
- (h) maximum driveway width: 3.0 metres per dwelling unit;
- (i) the driveway for all semi-detached dwelling units shall be physically attached with the driveway for the adjoining dwelling unit;
- (j) maximum width of a garage: 4.0 metres;
- (k) a roofed porch without enclosed sides shall not project more than 2.0 metres into the front yard setback; and,
- (l) a roof overhang, eaves or steps shall not project into a setback more than 1.5 metres beyond any roofed porch without enclosed sides.

701.3 shall also be subject to the requirements and restrictions of the R2A zone, and all of the general provisions

of this by-law which are not in conflict with the ones set out in Section 701.2.

702 The lands designated R2A-SECTION 702 on Sheet 28 of Schedule A to this by-law:

702.1 shall only be used for those purposes permitted in a R2A - SECTION 701 zone.


702.2 shall be subject to the following requirements and restrictions:

(a) minimum rear yard depth: 6.75 metres.

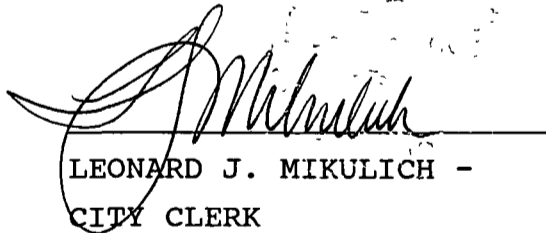
702.3 shall also be subject to the requirements and restrictions relating to the R2A - SECTION 701 zone, and all of the general provisions of this by-law which are not in conflict with the ones set out in Section 702.2."

READ a FIRST, SECOND and THIRD TIME, and PASSED, in OPEN COUNCIL, this 24th day of January 1994

APPROVED AS TO FORM LAW DEPT. BRAMPTON  
WCC  
DATE 1/4/94



PETER ROBERTSON - MAYOR



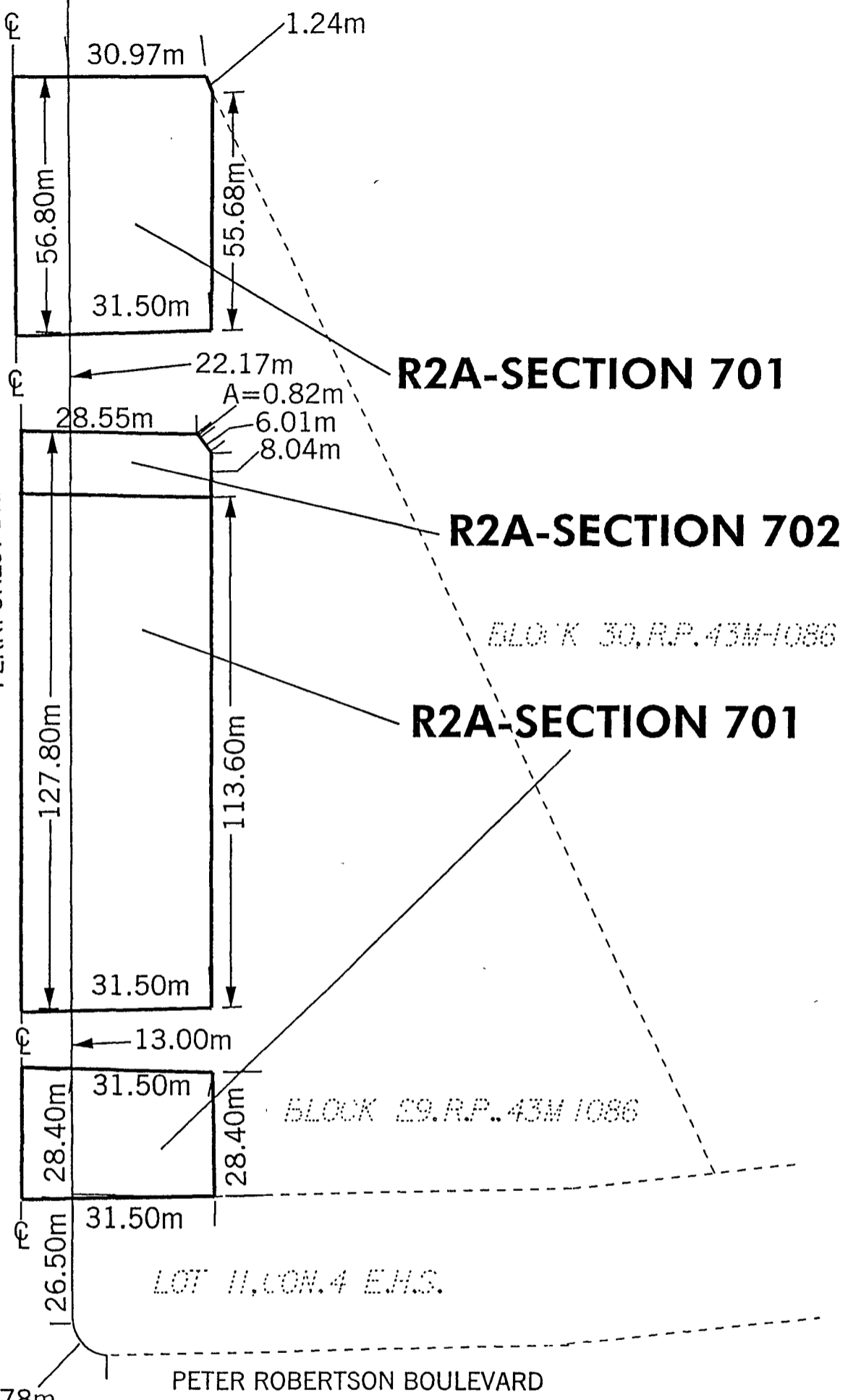
LEONARD J. MIKULICH -  
CITY CLERK

BLOCK 385

R.P. 43M-1086

LOTS 1-22, R.P. 43M-1086

FERNFOREST DRIVE



LEGEND

- ZONE BOUNDARY
- ⊕ CENTRELINE OF ORIGINAL ROAD ALLOWANCE
- m METRES



PART LOT 11, CONCESSION 4 E.H.S.

BY-LAW 151-88

SCHEDULE A

By-Law 24-94

Schedule A



CITY OF BRAMPTON  
Planning and Development

Date: 1993 10 19

Drawn by: CJK

File no. C4E11.3

Map no. 28-7F