



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 37-85

To amend By-law 861 (part of Lot 11, Concession 1, E.H.S., geographic Township of Chinguacousy)

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

1. Schedule A to By-law 861, as amended, is hereby further amended by changing the zoning designation of the lands shown outlined on Schedule A to this by-law from AGRICULTURAL (A) to RESIDENTIAL R6 - SECTION 401 (R6 - SECTION 401), RESIDENTIAL R6A - SECTION 402 (R6A - SECTION 402), RESIDENTIAL R6 HOLDING - SECTION 403 (R6(H) - SECTION 403), RESIDENTIAL MULTIPLE RMA - SECTION 404 (RMA-SECTION 404), RESIDENTIAL MULTIPLE RM1 - SECTION 405 (RM1 - SECTION 405), COMMERCIAL C1 - SECTION 406 (C1 - SECTION 406), CIVIC AND PUBLIC CAMPUS - SECTION 407 (C.P.C. - SECTION 407), and CONSERVATION AND GREENBELT (G).
2. Schedule A to this by-law is hereby attached to By-law 861 as part of Schedule A and forms part of By-law 861.
3. By-law 861 is further amended by adding thereto the following section:

406.1 The lands designated C1 - SECTION 406 on Schedule A to this bylaw:

406.1.1 shall only be used for the following purposes:

- (a) retail establishment;
- (b) supermarket;
- (c) financial institution;
- (d) office;
- (e) service shop;
- (f) personal service shop;
- (g) dry cleaning and laundry distribution station;
- (h) a dining room restaurant, a standard restaurant, a fast food restaurant, a take-out restaurant;
- (i) a parking lot, and
- (j) purposes accessory to the other permitted purposes.

406.1.2 shall be subject to the following requirements and restrictions:

- (a) Maximum Gross Commercial - 8,370 square metres
Floor Area
- (b) Minimum Front Yard Depth - 15 metres
- (c) Minimum Interior Side - 15 metres
Yard Width
- (d) Minimum Exterior Side - 10 metres
Yard Width
- (e) Minimum Rear Yard Depth - 15 metres
- (f) Maximum Building Height - 2 storeys
- (g) Minimum Landscaped Open
Space Width
 - (1) flanking a road allowance - 5 metres
 - (2) abutting a residential zone - 1.5 metres
- (h) Minimum Distance Separation
Between a Restaurant and a
Residential Zone - 50 metres
- (i) Parking shall be provided in accordance with the
following:
 - (1) Each parking space shall be an angled parking
space or a parallel parking space, and
 - (a) an angled parking space shall be a
rectangular area measuring not less than 2.75
metres in width and 6 metres in length; and
 - (b) a parallel parking space shall be a
rectangular area measuring not less than 2.75
metres in width and 6.5 metres in length, the
long side of which is parallel to an aisle.
 - (2) Where parking spaces are provided or required, the
following requirements and restrictions shall

apply:

- (a) The parking spaces shall be provided or maintained on the same lot or site as the building or use for which they are required or intended;
- (b) The width of a driveway leading to any parking area shall be a minimum of 3 metres for one-way traffic, and a minimum width of 6 metres for two-way traffic;
- (c) Each parking space shall have unobstructed access to an aisle leading to a driveway or street; and
- (d) Aisles leading to parking spaces and providing unobstructed access from each parking space to a driveway shall be established on the following basis:

<u>Angle of Parking</u>	<u>Minimum Aisle Width</u>
(i) up to 50 degrees	4 metres
(ii) 50 degrees up to 70 degrees	5.75 metres
(iii) 70 degrees up to and including 90 degrees	6 metres

- (3) Parking spaces shall be provided and maintained in accordance with the following:

<u>Use</u>	<u>Minimum Parking Spaces Required</u>
Medical Offices (Physician, dentist or drugless practitioner's office)	1 parking space for each 12square metres of gross commercial floor area or portion thereof.
Dining Room Restaurant	1 parking space for each 9.6 square metres of gross commercial floor area or portion thereof.

Standard Restaurant 1 parking space for each 6.0 square metres of gross commercial floor area or portion thereof.

Fast Food Restaurant 1 parking space for each 4.6 square metres of gross commercial floor area or portion thereof

Take-out Restaurant 1 parking space for each 6.0 square metres of gross commercial floor area or portion thereof.

Shopping centre having a gross commercial floor area of less than 2,000 squares metres 1 parking space for each 23 square metres of gross leasable commercial floor area or portion thereof for uses other than restaurants and medical offices, plus the parking spaces required for a restaurant or medical office according to this by-law, if the restaurants and medical offices occupy greater than 10 percent of the gross leasable commercial floor area of the buildings designed for tenant occupancy. If the restaurants and medical offices occupy less than 10 percent of the gross leasable commercial floor area of the buildings, 1 parking space for each 23 square metres of gross leasable commercial floor area shall be required for the entire shopping centre.

Shopping centres having a gross commercial floor area of more than 2,000 square metres 1 parking space for each 19 square metres of gross leasable commercial floor area of portion thereof.

(j) Loading spaces shall be provided in accordance with the following:

(1) Each loading space shall have an unobstructed ingress and egress of not less than 6 metres in width to and from a street or lane.

(2) No loading space shall be provided within the front yard or within a side yard flanking a road allowance.

(3) Loading spaces shall be provided and maintained as follows:

(i) Gross leasable commercial floor area of retail commercial uses in square metres	Number of loading spaces
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2350 or less	1 loading space
over 2350 up to 7450	2 loading spaces
over 7450 up to 14000	3 loading spaces

(ii) Gross commercial floor area of office uses in square metres	Number of loading spaces
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2350 or less	no loading spaces required
over 2350 up to 11600	1 loading space

(k) a masonry wall, 1.8 metres in height, shall be erected along those portions of the lot lines which abut a residential zone;

(l) garbage and refuse containers for a restaurant shall be located within a climate-controlled area within the building;

(m) garbage and refuse containers for all other uses shall be totally enclosed and shall not be located closer than 9 metres to any residential zone;

(n) an adult entertainment parlour shall not be permitted;

(o) no outside storage or display of goods shall be permitted, and

(p) no amusement devices shall be permitted.

406.2

For the purposes of section 406,

AMUSEMENT DEVICE shall mean any machine, device or contrivance used for playing any game of chance or skill or of mixed chance or skill or which is to afford entertainment or amusement to the operator, and, without limiting the generality of the foregoing, includes what is commonly known as a pinball game, an electronic game, and a video game.

DRY CLEANING AND LAUNDRY DISTRIBUTION STATION shall mean a building or place used for the purpose of receiving and distributing articles or goods or fabrics to be dry cleaned, dry-dyed, cleaned or pressed off the premises.

EXTERIOR SIDE YARD shall mean a side yard which flanks a road allowance.

GROSS COMMERCIAL FLOOR AREA shall mean the aggregate of the areas of each storey, at, above, or below established grade, measured from the exterior of the outside walls, but excluding any parts of the building used for mechanical equipment, stairwells, elevators, or any part of the building below established grade used for storage purposes.

GROSS LEASABLE COMMERCIAL FLOOR AREA shall mean the aggregate of the areas of each storey, at, above or below established grade, measured from the centre line of joint interior partitions and from the exteriors of outside walls, and used or capable of being used for commercial purposes, such as sales, display, storage and offices but excluding storage areas below established grade.

INTERIOR SIDE YARD shall mean a side yard which does not flank a road allowance.

LANDSCAPED OPEN SPACE shall mean an unoccupied area of land open to the sky, which is used for the growth maintenance and conservation of grass, flowers, trees and shrubs and other vegetation and may include a surfaced walk, patio, screening, pool or similar visual amenity, but shall exclude any driveway, ramp, car parking or loading area, curb, retaining wall or any covered space beneath or within any building or structure.

RESTAURANT, DINING ROOM shall mean a building or place where food and drink are prepared and offered for sale to the public, to be served by a restaurant employee at the same table where the food and drink are to be consumed, and where drive-in, take-out or packaged fast food services are not available.

RESTAURANT, STANDARD shall mean a building or place having more than 10 seats for customers, where food and drink are prepared, offered for sale and served to the public, primarily for consumption within the same building or place, but shall not include a fast food restaurant.

RESTAURANT, FAST FOOD shall mean a building or place having more than 10 seats for customers, which is designed for the preparation and offering for sale of a high volume of food from a limited and standardized menu to the public, primarily for consumption within the same building or place, and where the customers do not eat at the same table or counter at which the food is ordered and obtained.

RESTAURANT, TAKE-OUT shall mean a building or place having less than 11 seats for customers, where food and drink are prepared and offered for sale to the public primarily to be taken out or delivered for consumption off the premises.

RETAIL ESTABLISHMENT shall mean a building or place where goods or materials are sold or kept for sale to the general public.

SERVICE SHOP shall mean a building or place used primarily for the repair, servicing, or incidental sales of articles or materials, but shall not include a building or place where articles or materials are assembled or manufactured, or where internal combustion engines or motor vehicles are repaired.

SERVICE SHOP, PERSONAL shall mean an establishment wherein a personal service is provided and, without limiting the generality of the foregoing, includes a barber shop, a beauty salon, a dressmaking shop, a shoe repair shop, a tailor shop, a photographic studio or similar use.

SUPERMARKET shall mean a retail establishment engaged in the business of selling groceries, meat, fruit and vegetables to the general public and occupying premises having a gross commercial floor area of at least 600 square metres.

READ a FIRST, SECOND and THIRD TIME, and Passed in Open Council.

This 11th day of February, 1985.



KENNETH G. WHILLANS - MAYOR

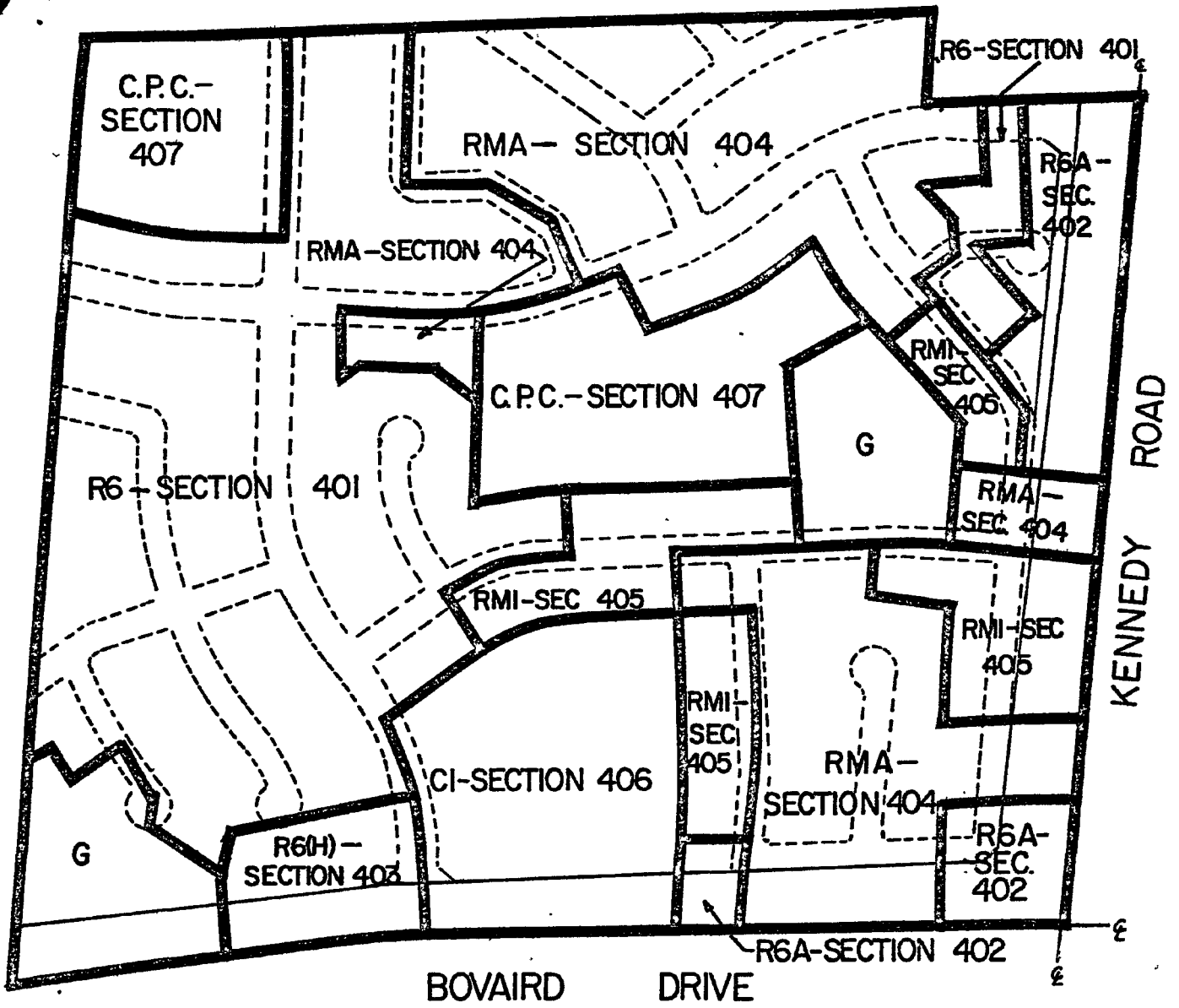



RALPH A. EVERETT - CITY CLERK

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON

DATE

8/11/85



PART LOT II, CONCESSION I E.H.S. BY-LAW 861 SCHEDULE A		CITY OF BRAMPTON Planning and Development
By-Law <u>37-85</u> Schedule A	1:200	Date: 84 06 19 Drawn by: RB File no. CIE11.2 Map no. 25-32H



R 850163

Ontario Municipal Board

**IN THE MATTER OF Section 34 of
The Planning Act, 1983**

**AND IN THE MATTER OF appeals by
Kennedy Road Veterinary Clinic
and Irrevocable Holdings Limited
in respect of Zoning By-law 37-85
of the Corporation of the City
of Brampton**

B E F O R E :

M.D. HENDERSON
Member

- and -

J.R. MILLS
Member

Monday, the 24th day
of June, 1985

THESE APPEALS having been withdrawn;

THE BOARD ORDERS that these appeals are hereby dismissed.

SECRETARY

ENTRETIEN
O. B. No. <i>R85-1</i>
Folio No. <i>120</i>
JUL 8 1985
SECRETARY, ONTARIO MUNICIPAL BOARD

RECEIVED
CLERK'S DEPT.

JUL 11 1985

PEG No.
FILE No.

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