

THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW NUMBER 72-74

A Restricted Area By-law to permit the development of single family residential detached dwellings and multiple dwellings on Blocks C, E and F, Registered Plan No. 863, located in the City of Brampton

Amendment No. 43 to the Official Plan of the former Township of Chinguacousy Planning Area permits the development of innovative housing forms on lands affected by that Amendment.

The Council of the City of Brampton therefore enacts as follows:

- 1.0 Notwithstanding the provisions of an RMI-A Restricted Area as set out in By-law Number 861 (passed by the Council of the former Township of Chinguacousy) and as amended by By-law Number 67-66, the lands shown on Schedule "A" to this By-law shall be used for no other purposes than single family residential detached and multiple dwellings constructed and used in compliance with the regulations set out in Schedules "A" and "B" and in compliance with the following requirements:
 - 1.1 Maximum dwelling density 12 units per acre,
 - 1.2 Minimum floor area of dwelling unit:
 - (a) 1 Storey 790 square feet
 - (b) 1½ Storey 900 square feet
 - (c) 2 Storey 1,000 square feet
 - 1.3 Maximum coverage of each lot by each residential dwelling shall be in compliance with Schedule "A",
 - 1.4 A minimum of 2 (two) off-street parking spaces measured from the street curb shall be required per lot for each dwelling.
 - 1.5 Minimum driveway and parking space widths 10 feet
 - 1.6 Maximum dwelling height above finished grade 25 feet

1.7 Minimum distance between detached residential dwellings 6 feet

All minimum distances between residential dwellings may vary by not more than one foot from the measurement shown on Schedule "A" but in no case shall the minimum distance be less than 5 feet.

1.8 One accessory building per lot in compliance with the following regulations:

- (a) Maximum floor area 55 square feet
- (b) Maximum height 7 feet
- (c) Such building only in a rear yard or side yard with a minimum distance from any lot line 4 feet

1.9 No person shall erect a garage within the lands in Schedule "A" except in compliance with the location having reference to the letter "G" on Schedule "A" in respect of such lot, and in accordance with Schedule "B" and the numeral following the letter "G" on Schedule "A" in respect of such lot.

Provided that where a permitted garage location on one lot abuts a permitted garage location on an adjacent lot the following additional requirements shall apply:


- (a) The garages for both lots shall be designed as one building.
- (b) A common wall shall divide the two garages.
- (c) The garages for both lots shall be constructed or reconstructed simultaneously.

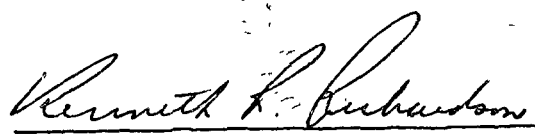
1.10 There shall be permitted on the lands described on Schedule "A" inground and/or above ground privately owned outdoor swimming pools in compliance with the following requirements:

- (a) Minimum distance of an inground and/or above ground privately owned outdoor swimming pool from lot line, subject to clause (b) below, 4 feet
- (b) Minimum distance of an inground and/or above ground privately owned outdoor swimming pool from any lot line where a maintenance easement within the lot abuts such lot line 8 feet

- 1.10 (c) Maximum coverage not to exceed 50% of the area of the yard containing the inground and/or above ground privately owned outdoor swimming pool,
- (d) Such inground and/or above ground privately owned outdoor swimming pool permitted only in the rear yard or side yard.
- 2.0 For the purpose of the By-law, "Privately Owned Outdoor Swimming Pools" includes a body of water located outdoors on privately owned property which is contained in whole or in part by artificial means and which is designed to contain water to a depth of 24 inches or more and used or capable of being used for swimming.
- 3.0 Schedule "A" and "B" attached to this By-law form part of this By-law.
- 4.0 This By-law shall come into force only upon approval thereof of the Ontario Municipal Board and subject to such approval shall take effect from the date of passing hereof.

Read a FIRST, SECOND and THIRD time and PASSED IN
Open Council this 26th day of August 1974.


J. E. Archdekin, Mayor


K. R. Richardson, Clerk



R 741833

Ontario Municipal Board

IN THE MATTER OF Section 35 of
The Planning Act (R.S.O. 1970,
c. 349),

- and -

IN THE MATTER OF an application
by The Corporation of the City
of Brampton for approval of
its Restricted Area By-law 72-
74

B E F O R E :

A. H. ARRELL, Q.C.
Vice-Chairman

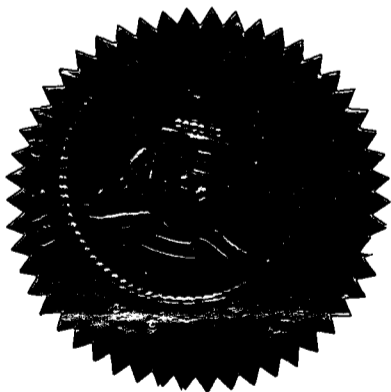
- and -

A.J.L. Chapman, Q.C.
Member

)
)
) Tuesday, the 1st day of
)
) October, 1974

No objections to approval having been received
as required;

THE BOARD ORDERS that By-law 72-74 is hereby
approved.



K. C. ANDREWS
SECRETARY

ENTERED	
O. B. No.....	R 74-3
Folio No.....	142
OCT 8 1974	
SECRETARY, ONTARIO MUNICIPAL BOARD	

ALTERNATE DESIGN TO MATCH EXISTING AND STYLE OF EXISTING ADJACENT OR FACE SPACE TO MATCH SCALE OF EXISTING FACE SPACE OF HOUSE

front elevation

side elevation

floor plan

KEY PLAN

Note:
 Roof form, materials and colour of garage to blend with the existing house.
 All windows and doors shall conform to residential building standards.
 Garage shall be in accordance with the dimensions shown on these drawings.

Sheet 1 of
 Schedule B
 By-law

Detail for
 Garage Type G-1

ALTERNATE DESIGN TO MATCH EXISTING AND STYLE OF EXISTING ADJACENT OR FACE SPACE TO MATCH SCALE OF EXISTING FACE SPACE OF HOUSE

front elevation

side elevation

floor plan

KEY PLAN

Note:
 Roof form, materials and colour of garage to blend with the existing house.
 All windows and doors shall conform to residential building standards.
 Garage shall be in accordance with the dimensions shown on these drawings.

Sheet 2 of
 Schedule 'B'
 By-law

Detail for
 Garage Type G-2

ALTERNATE DESIGN TO MATCH EXISTING AND STYLE OF EXISTING ADJACENT OR FACE SPACE TO MATCH SCALE OF EXISTING FACE SPACE OF HOUSE

front elevation

side elevation

floor plan

KEY PLAN

Note:
 Roof form, materials and colour of garage to blend with the existing house.
 All windows and doors shall conform to residential building standards.
 Garage shall be in accordance with the dimensions shown on these drawings.

Sheet 3 of
 Schedule 'B'
 By-law

Detail for
 Garage Type G-3

ALTERNATE DESIGN TO MATCH EXISTING AND STYLE OF EXISTING ADJACENT OR FACE SPACE TO MATCH SCALE OF EXISTING FACE SPACE OF HOUSE

front elevation

side elevation

floor plan

KEY PLAN

Note:
 Roof form, materials and colour of garage to blend with the existing house.
 All windows and doors shall conform to residential building standards.
 Garage shall be in accordance with the dimensions shown on these drawings.

Sheet 4 of
 Schedule 'B'
 By-law

Detail for
 Garage Type G-4

ALTERNATE DESIGN TO MATCH EXISTING AND STYLE OF EXISTING ADJACENT OR FACE SPACE TO MATCH SCALE OF EXISTING FACE SPACE OF HOUSE

front elevation

side elevation

floor plan

Note:
 Roof form, materials and colour of garage to blend with the existing house.
 All windows and doors shall conform to residential building standards.
 Garage shall be in accordance with the dimensions shown on these drawings.

Sheet 5 of
 Schedule 'B'
 By-law

Detail for
 Garage Type G-5

**Schedule B
 Restricted Area
 By-Law N072-74**
 details for garage types

CITY OF BRAMPTON PLANNING DEPARTMENT