



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 100-2009

To amend By-law 270-2004, as amended

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

1. By-law 270-2004, as amended, is hereby further amended:

(1) by changing Schedule A thereto, the zoning designation of the lands as shown outlined on Schedule A to this by-law:

From:	To:
AGRICULTURAL (A)	RESIDENTIAL SINGLE DETACHED F – 10.4, (R1F-10.4), RESIDENTIAL SINGLE DETACHED F – 11.6 (R1F-11.6), RESIDENTIAL SEMI-DETACHED E – 7.5 (R2E-7.5), COMMERCIAL ONE – SECTION 1971 (C1-1971), OPEN SPACE (OS), OPEN SPACE – SECTION 1970 (OS-SECTION 1970) and FLOODPLAIN (F)

(2) by adding thereto the following section:

“1971 The lands designated C1-Section 1971 on Schedule A to this By-law:

1971.1 Shall only be used for the following purposes:

(a) Commercial Uses

- (1) the purposes permitted in a C1 zone
- (2) a day care centre
- (3) a commercial school
- (4) a dentist office

(b) Other Use

- (1) a single detached dwelling on a lot separate from the permitted commercial uses

1971.2 Shall be subject to the following requirements and restrictions:

- (a) Minimum Lot Width – 50 metres
- (b) Minimum Yards – 3.0 metres abutting all lot lines except a lot line abutting an F zone in which case the minimum setback shall be 7.5m
- (c) Minimum Landscape Open Space – 3.0 metres abutting all lot lines except at approved access locations
- (d) The requirement of providing a loading space shall not apply provided the gross floor area of any individual unit for a permitted commercial use does not exceed 465 square metres
- (e) No drive through facilities are permitted except for those used in conjunction with a bank, trust company, finance company, convenience restaurant and take-out restaurant
- (f) For the purpose permitted by 1972.1(b)(1), the requirements and restrictions of the R1F-11.6 zone”

READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,

this *25<sup>th</sup>* day of *March* 2009.

SUSAN FENNELL - MAYOR

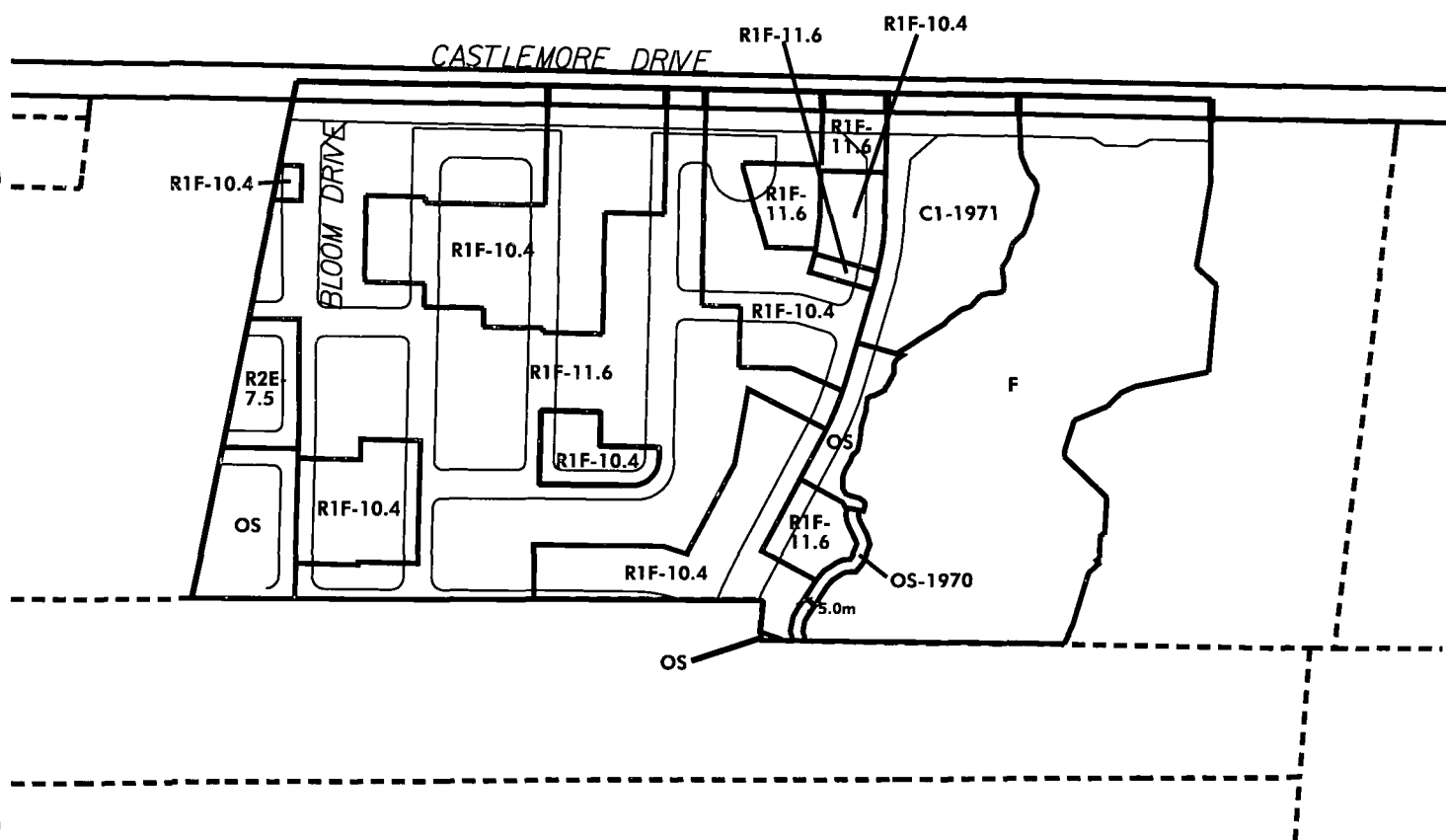
PETER FAY - CITY CLERK

APPROVED AS TO FORM LAW DEPT. BRAMPTON

DATE 13/03/09

Approved as to Content:

Adrian Smith, M.C.I.P., R.P.P  
Director, Planning and Land Development Services



LEGEND

 ZONE BOUNDARY  
 METRES

**PART LOT 10, CONCESSION 10 N.D.**



**CITY OF BRAMPTON**  
 Planning, Design and Development

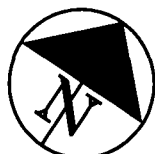
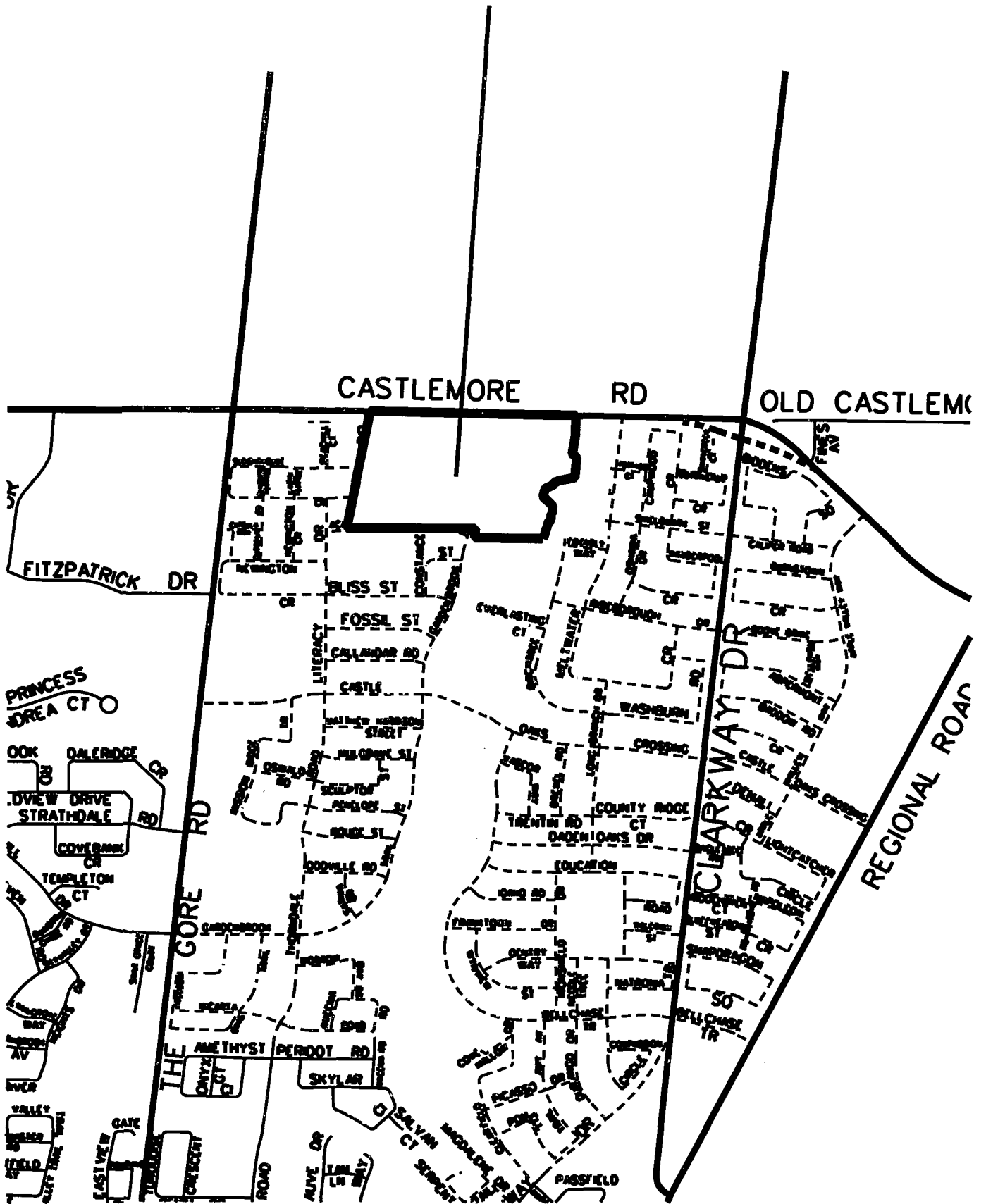
Date: 2009 03 04      Drawn by: CJK

File no. C10E10\_014zbla      Map no. 52-38

**By-Law** 100-2009

**Schedule A**

# SUBJECT LANDS



IN THE MATTER OF the *Planning Act*, R.S.O.  
1990, as amended, section 34;

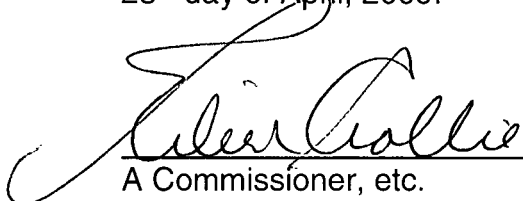
AND IN THE MATTER OF the City of Brampton Zoning By-law 100-2009, being  
a by-law to amend Comprehensive Zoning By-law 270-2004, as amended,  
Korsiak & Company Limited - Mattamy Homes (File C10E10.014)


DECLARATION

I, Peter Fay, of the City of Mississauga, in the Region of Peel, hereby make oath and say  
as follows:

1. I am the City Clerk of The Corporation of the City of Brampton and as such have  
knowledge of the matters herein declared:
2. By-law 100-2009 was passed by the Council of The Corporation of the City of  
Brampton at its meeting held on the 25<sup>th</sup> day of March, 2009.
3. Written notice of By-law 100-2009 as required by section 34 of the *Planning  
Act* was given on the 31<sup>st</sup> day of March, 2009, in the manner and in the form  
and to the persons and agencies prescribed by the *Planning Act*, R.S.O. 1990,  
as amended.
4. No notice of appeal was filed under section 34 of the *Planning Act* on or before  
the final date for filing objections.
5. By-law 100-2009 is deemed to have come into effect on the 25<sup>th</sup> day of March,  
2009, in accordance with Section 34 of the *Planning Act*, R.S.O. 1990, as  
amended.

**DECLARED before me at the** )  
City of Brampton in the )  
Region of Peel this )  
28<sup>th</sup> day of April, 2009. )

  
A Commissioner, etc.

  
Peter Fay

**EILEEN MARGARET COLLIE**, A Commissioner  
etc., Regional Municipality of Peel for  
The Corporation of The City of Brampton  
Expires February 2, 2011.