



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 122-85

To amend By-law 200-82, as amended (Part of Lot 8, Concession 1, W.H.S.)

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

1. By-law 200-82, as amended, is hereby further amended:

(1) by changing the zoning classification of the land shown outlined on Schedule A to this by-law from RESIDENTIAL TOWNHOUSE - SECTION 93 (R3A - SECTION 93) to HIGHWAY COMMERCIAL ONE - SECTION 239 (HC1 - SECTION 239) and SERVICE COMMERCIAL - SECTION 240 (SC - SECTION 240), such lands being part of Lot 8, Concession 1, West of Hurontario Street, in the geographic Township of Chinguacousy,

(2) by deleting sheet 6 of Schedule A thereto, and substituting therefor Schedule B to this by-law.

(3) by deleting from section 3.2 thereof, "Schedule C - Section 93" and adding thereto the following:

"Schedule C - Section 239
Schedule C - Section 240"

(4) by deleting Schedule C-93 of Schedule C thereof and substituting therefor as SCHEDULE C-SECTION 239 and SCHEDULE C-SECTION 240, Schedules C and D to this by-law.

(5) by deleting section 93, and substituting therefor the following:

"239.1 The lands designated HC1 - SECTION 239 on Schedule A to this by-law:

239.1.1 shall only be used for the following purposes:

(1) a motor vehicle sales, leasing or service establishment

(2) a motor vehicle repair shop

(3) a parking lot

(4) purposes accessory to the other permitted purposes.

239.1.2 shall be subject to the following requirements and restrictions:

(1) minimum front yard depth, minimum side yard width and minimum rear yard depth shall be as shown on Schedule C-Section 239

(2) maximum building height: one storey

(3) the gross floor area shall not exceed 775 square metres

(4) all buildings shall be located within the area shown as Building Area on Schedule C-Section 239

(5) landscaped open space shall be provided and maintained in the locations shown as Landscaped Open Space on Schedule C-Section 239

(6) all garbage and refuse containers shall be located within a building

(7) no accessory building shall be permitted

(8) a canopy may extend beyond the limit of the Building Area but only within the area shown as Canopy on Schedule C-Section 239

(9) a driveway shall be located as shown on Schedule C-Section 239.

240.2 The lands designated SC - SECTION 240 on Schedule A to this by-law:

240.1.1 shall only be used for the following purposes:

(1) an office, but not including an office for a physician, dentist or drugless practitioner

(2) a non-food related retail establishment with no outside storage

(3) a service shop

- (4) a personal service shop
- (5) a bank, trust company, finance company
- (6) a hotel
- (7) only in conjunction with a hotel, a dining room restaurant
- (8) purposes accessory to the other permitted purposes.

240.1.2 shall be subject to the following requirements and restrictions:

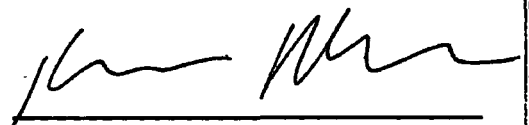
- (1) minimum front yard depth, minimum side yard width and minimum rear yard depth for main buildings shall be as shown on Schedule C-Section 240
- (2) maximum building height for main buildings: two storeys
- (3) all main buildings shall be located within the area shown as Building Area on Schedule C-Section 240
- (4) (a) the purposes permitted by sections 240.1.1-(1) to 240.1.1(5) may only be located in a building within Building Areas 1, 2 and 3,
(b) the purposes permitted by sections 240.1.1-(6) and 240.1.1(7) may only be located in a building within Building Area 3, all as shown on Schedule C-Section 240
- (5) the gross floor area of each main building located within Building Areas 1 and 2 shall not exceed 1600 square metres
- (6) the hotel shall not have more than 30 guest rooms
- (7) the gross commercial floor area of the dining room restaurant shall not exceed 320 square metres
- (8) the gross floor area of all main buildings located within Building Area 3 shall not exceed 1200 square metres
- (9) landscaped open space shall be provided and maintained in the locations shown as Landscaped Open Space on Schedule C-Section 240


- (10) all garbage and refuse containers shall be located within a main building or an accessory building
- (11) a restaurant shall be provided with a climate-controlled garbage and refuse storage facility
- (12) maximum building height for an accessory building:
 - (a) with a peaked roof: 4.5 metres
 - (b) with a flat roof: 3.5 metres
- (13) a driveway shall be located as shown on Schedule C-Section 240

240.1.3 shall also be subject to the requirements and restrictions relating to the SC zone which are not in conflict with the ones set out in section 240.1.2."

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

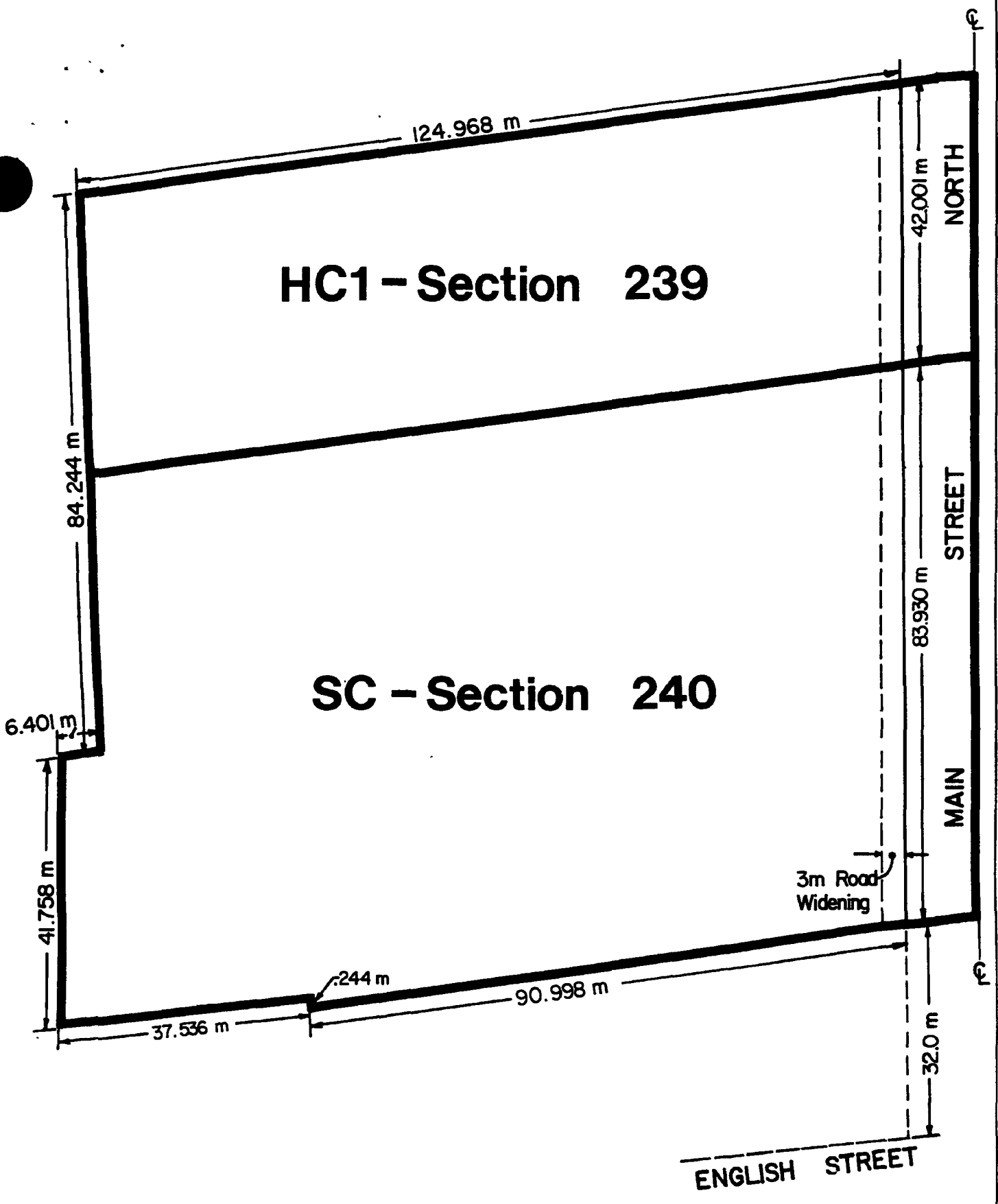
This 6th day of May, 1985.


KENNETH G. WHILLANS - MAYOR


LEONARD J. MIKULICH - CLERK

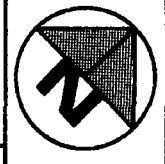
APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON

DATE 8/5/10



— Zone Boundary

PART OF LOT 8, CON. I W.H.S.



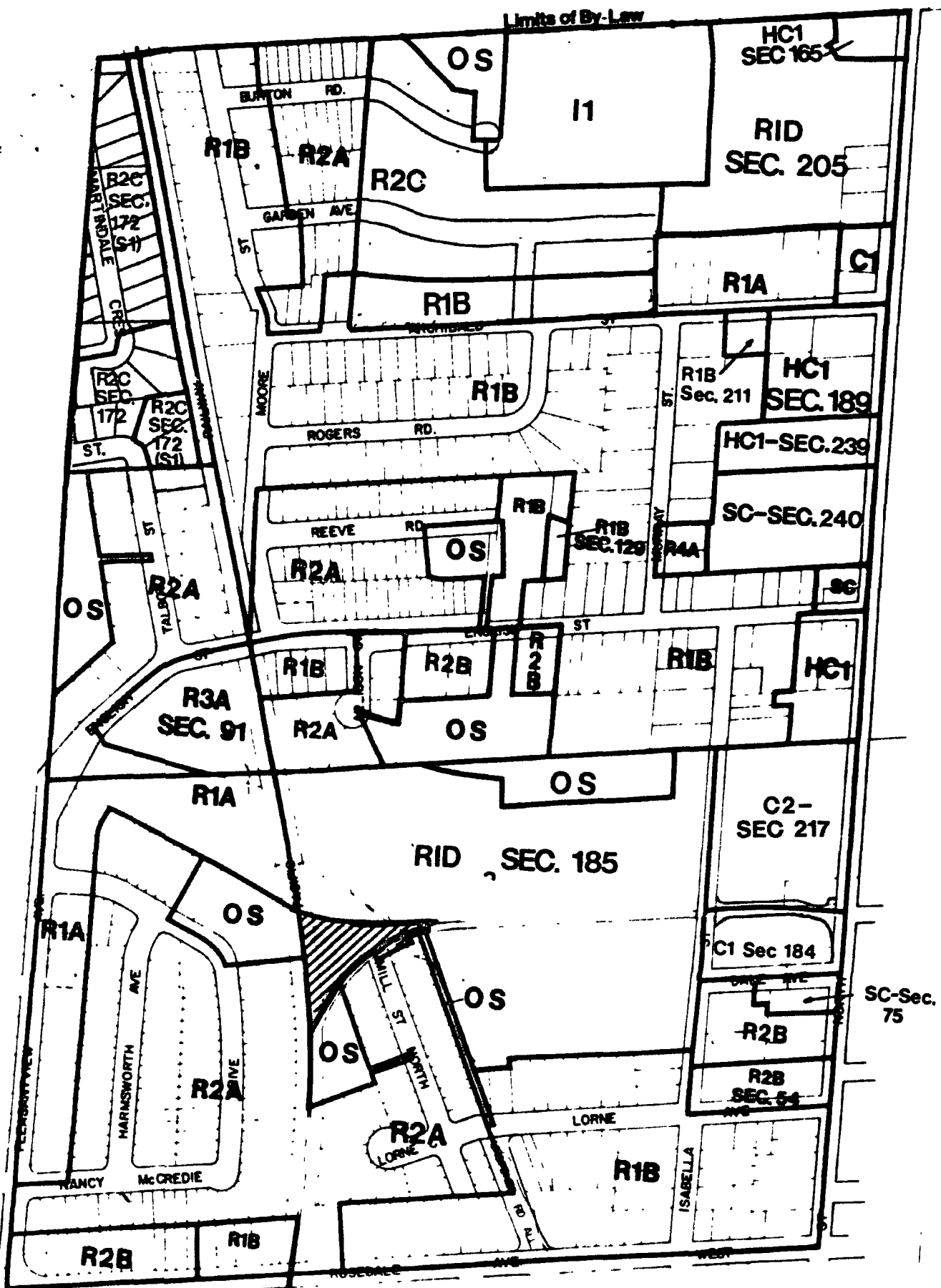
CITY OF BRAMPTON
 Planning and Development

By-law 122-85 Schedule A

1:785

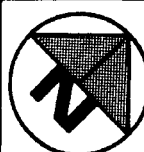
Date: 85 03 13
 File no. CIW8.4

Drawn by: RB
 Map no. 42-9F



Schedule A Sheet 6
 BY-LAW 200-82

By-law 122-85 Schedule B



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CITY OF BRAMPTON
 Planning and Development

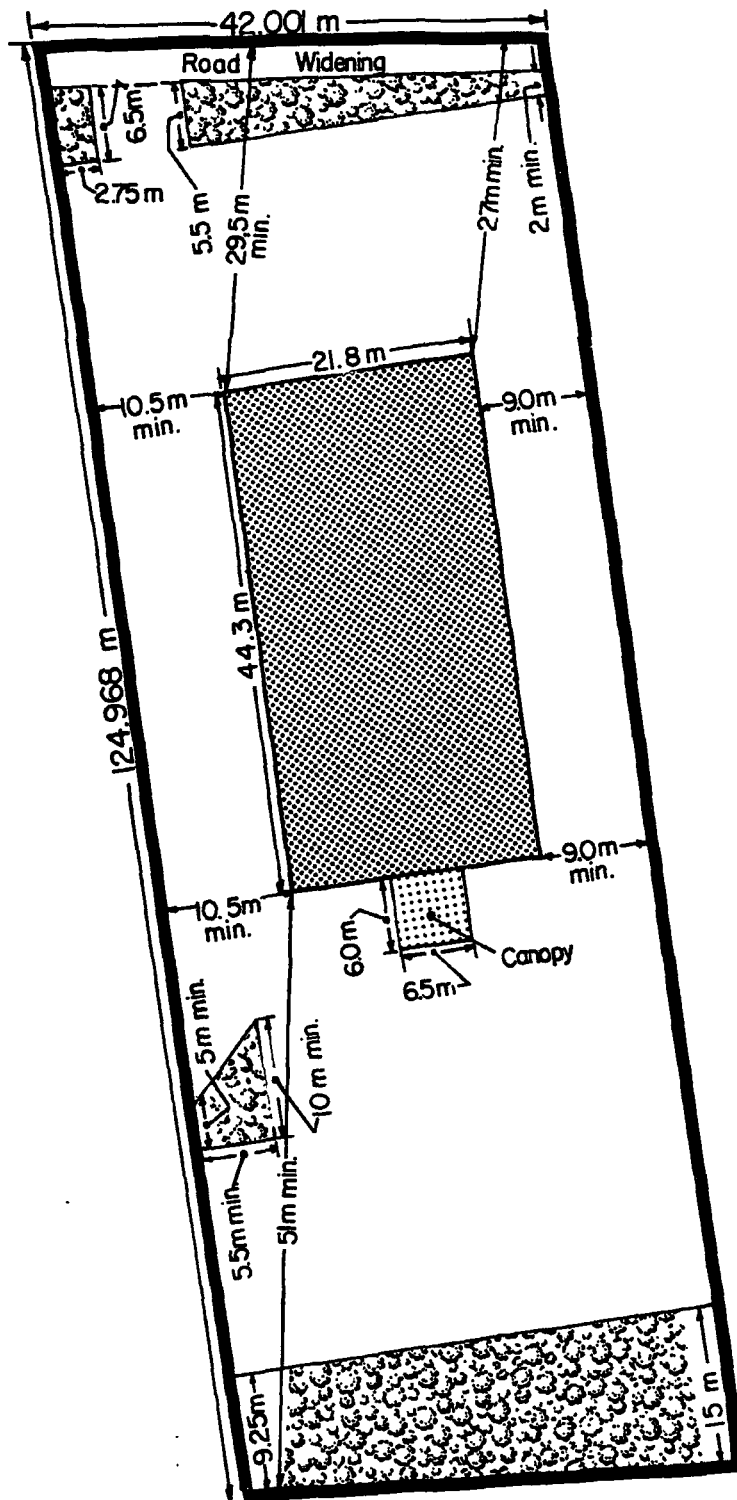
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
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Map no. 42-9G

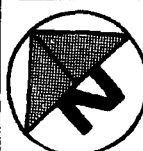
Main Street North



LEGEND

-  Building Area
-  Canopy
-  Landscaped Open Space

SCHEDULE C- SECTION 239 SITE PLAN
BY-LAW 200-82

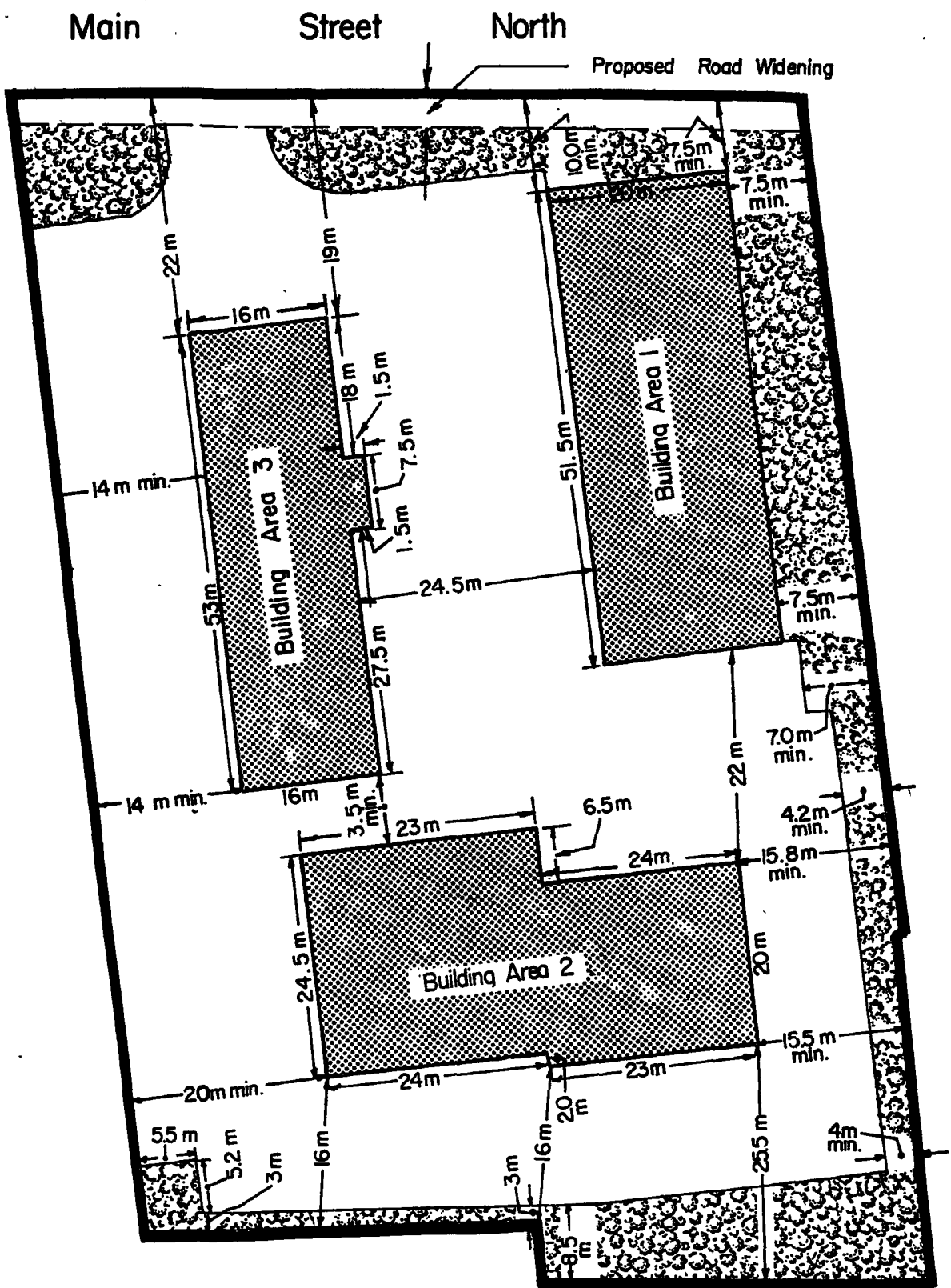


CITY OF BRAMPTON
Planning and Development



By-law 122-85 Schedule C

1:640

Date: 85 04 19 Drawn by: RB
File no. CIW8.4 Map no. 42-9J



LEGEND

-  Building Area
-  Landscaped Open Space

SCHEDULE C SEC. 240 SITE PLAN
BY-LAW 200-82



CITY OF BRAMPTON
Planning and Development

By-law 122-85 Schedule D

1:640

Date: 85 04 19 Drawn by: RB
File no. CIW8.4 Map no. 42-9K

IN THE MATTER OF the Planning Act,
1983, section 34;

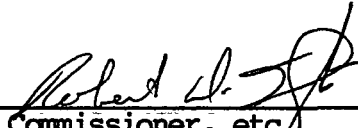
AND IN THE MATTER OF the City of
Brampton By-law 122-85.

DECLARATION

I, LEONARD J. MIKULICH, of the City of Brampton, in the
Region of Peel, DO SOLEMNLY DECLARE THAT:

1. I am the Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared.
2. By-law 121-85 which adopted Amendment Number 57 and 57A and By-law 122-85 were passed by the Council of the Corporation of the City of Brampton at its meeting held on May 6th, 1985.
3. Written notice of By-law 122-85 was required by section 34 (17) of the Planning Act, 1983 was given on May 17th, 1985 in the manner and in the form and to the persons and agencies prescribed by the Planning Act, 1983.
4. No notice of appeal under section 34(18) of the Planning Act, 1983 has been filed with me to the date of this declaration.
5. Official Plan Amendment 57 and 57A was approved by the Ministry of Municipal Affairs and Housing on June 3rd, 1985.

DECLARED before me at the City of)
)
Brampton in the Region of Peel)
)
this 12th day of June, 1985.)



A Commissioner, etc.)



ROBERT D. TUFTS, a Commissioner,
etc., Judicial District of Peel, for The
Corporation of the City of Brampton.
Expires May 29th, 1988.