



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 138-98

To amend By-law 151-88, as amended.

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

1. By-law 151-88, as amended, is hereby further amended:
 - (1) by changing, on Sheet 27 of Schedule A thereto the zoning designation of the lands shown outlined on Schedule A to this by-law from RESIDENTIAL EXTENDED- SECTION 768 (R2B-SECTION 768) to RESIDENTIAL TWO FAMILY A - SECTION 875 (R2A- SECTION 875).
 - (2) by adding thereto, the following section:

875 The lands designated R2A - Section 875 on Sheet 27 of Schedule A to this by-law:

875.1 shall only be used for the following purposes:

 - (1) a semi-detached dwelling;
 - (2) a quattroplex dwelling; and,
 - (3) purposes accessory to the other permitted purposes.

875.2 shall be subject to the following requirements and restrictions:

 - (1) for a quattroplex dwelling, the requirements and restrictions as set out in an R2B-SECTION 768 zone.
 - (2) for a semi-detached dwelling, the following:
 - (a) Minimum Lot Area:

Interior Lot- 351 square metres and 207 square metres per dwelling unit.

Corner Lot- 382 square metres and 191 square metres for the dwelling unit closest to the flankage lot line.

(b) Minimum Lot Width:

Interior Lot- 13.5 metres and 6.75 metres per dwelling unit.

Corner Lot- 15.3 metres and 8.55 metres for the dwelling unit closest to the flankage lot line.

(c) Minimum Lot Depth- 26 metres.

(d) Minimum Front Yard Depth- 6.0 metres to a garage, and 4.5 metres to the front wall of the dwelling.

(e) Minimum Interior Side Yard- 1.2 metres except where the common wall of the semi-detached dwelling units coincide with a side lot line, the side yard may be 0 metres.

(f) Minimum Exterior Side Yard Width- 3.0 metres.

(g) Minimum Rear Yard Depth- 7.5 metres.

(h) Maximum Building Height- 10.6 metres.

(i) Where a garage faces a side lot line the minimum setback to the front of the garage shall be 6.0 metres.

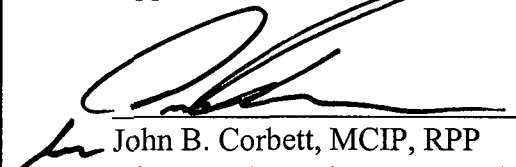
875.3 Shall also be subject to the requirements and restrictions relating to the R2A zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 875.2 (2)?

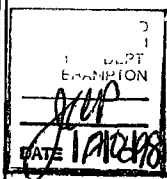
READ a FIRST, SECOND AND THIRD TIME, and PASSED, in OPEN COUNCIL, this 22 day of June 1998.

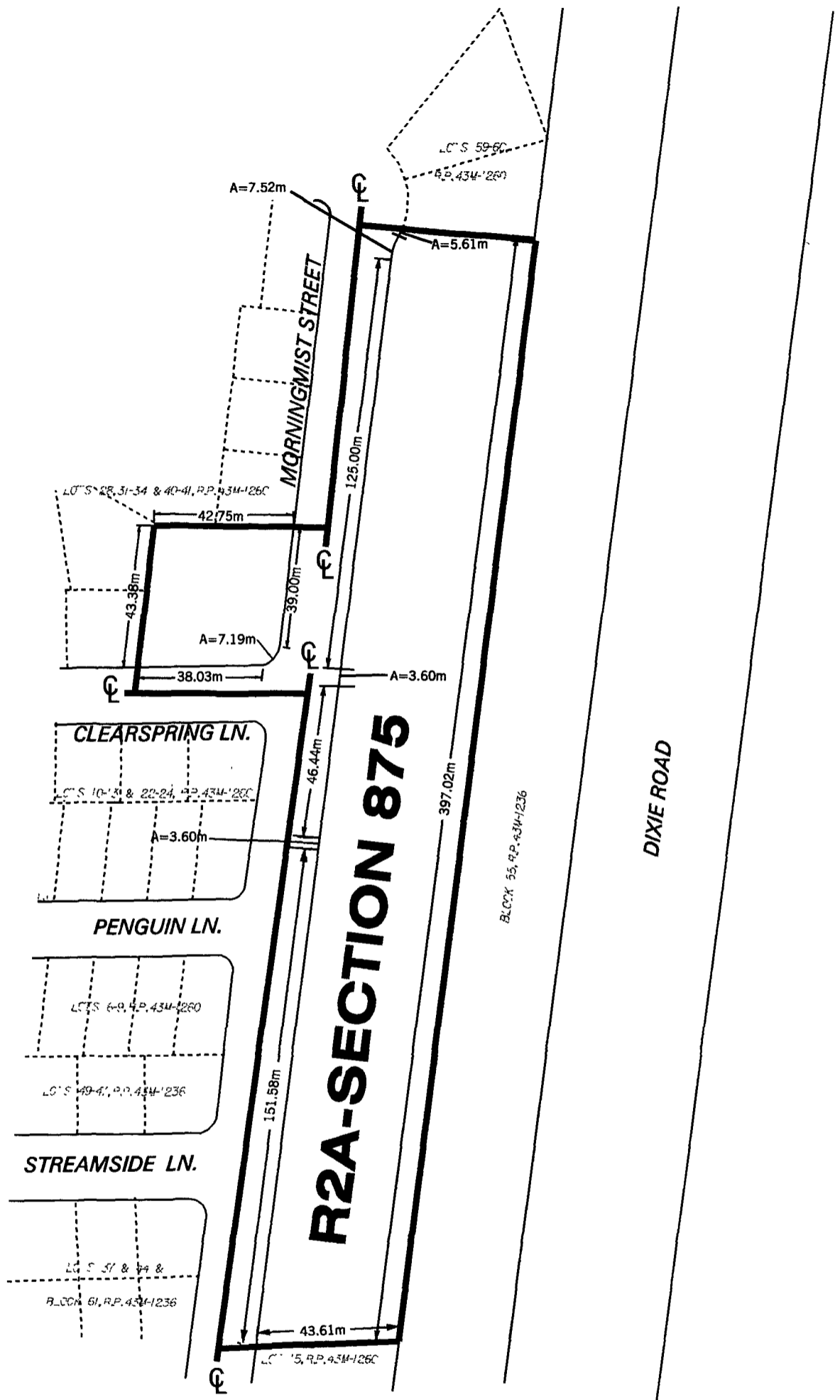

PETER ROBERTSON- MAYOR


LEONARD J. MIKULICH- CITY CLERK



Approved as to Content:


John B. Corbett, MCIP, RPP
Director of Development Services





LEGEND

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



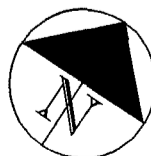
PART LOT 12, CONCESSION 3 E.H.S.

BY-LAW 151-88

SCHEDULE A

By-Law 138-98

Schedule A



CITY OF BRAMPTON
Planning and Building

Date: 1998 05 29

Drawn by: CJK

File no. C3E12.7

Map no. 27-17G

(opa)

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

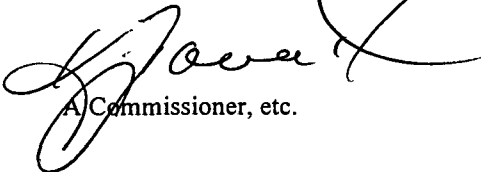
AND IN THE MATTER OF the City of Brampton
By-law 138-98 being a by-law to amend
comprehensive zoning By-law 151-88, as amended
(METRUS DEVELOPMENT INC. - File C3E12.7)

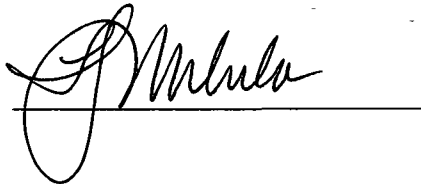
DECLARATION

I, LEONARD JOSEPH MIKULICH, of the City of Brampton, 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 137-98 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 22nd day of June, 1998, to adopt Amendment Number OP93-90 to the 1993 Official Plan of the City of Brampton Planning Area.
3. The Region of Peel approved the aforementioned Amendment on the 9th day of September, 1998.
4. By-law 138-98 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 22nd day of June, 1998.
5. Written notice of By-law 138-98 as required by section 34(18) of the *Planning Act* was given on the 3rd day of July, 1998, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act*, R.S.O.: 1990 as amended.
6. No notice of appeal was filed under section 34(19) of the *Planning Act* on or before the final date for filing objections.

DECLARED before me at the)
City of Brampton in the)
Region of Peel this)
September 11, 1998)


A Commissioner, etc.



I, Leonard J. Mikulich, City Clerk, of the City of Brampton, hereby certify that the attached by-law, being By-law 151-88, and amending by-laws attached hereto and listed below, are true copies:

177-88, 182-88, 184-88, 186-88, 188-88, 191-88, 194-88, 196-88, 210-88, 218-88, 227-88, 232-88, 260-88, 261-88, 265-88,

03-89, 06-89, 14-89, 16-89, 39-89, 43-89, 47-89, 67-89,
101-89, 103-89, 112-89, 121-89, 135-89, 138-89, 153-89, 167-89, 183-89, 192-89, 194-89, 206-89,
223-89, 226-89, 234-89, 236-89, 241-89, 246-89, 267-89, 283-89, 301-89, 313-89,

23-90, 57-90, 70-90, 96-90, 112-90, 113-90, 115-90, 131-90, 137-90, 138-90, 141-90, 178-90, 196-90,
207-90, 250-90, 268-90, 299-90, 300-90,

4-91, 7-91, 9-91, 14-91, 38-91, 44-91, 46-91, 59-91, 61-91, 69-91, 74-91, 91-91, 113-91, 114-91,
128-91, 148-91, 176-91, 187-91, 212-91, 225-91, 242-91, 247-91 251-91,

10-92, 17-92, 18-92, 23-92, 27-92, 31-92, 56-92, 57-92, 102-92, 106-92, 155-92, 156-92, 157-92,
168-92, 172-92, 181-92, 188-92, 197-92, 217-92, 222-92, 225-92, 260-92, 269-92, 273-92,

3-93, 4-93, 9-93, 16-93, 63-93, 65-93, 76-93, 94-93, 112-93, 116-93, 118-93, 136-93, 149-93, 152-93,
161-93, 205-93, 208-93, 229-93, 244-93, 269-93, 272-93, 291-93

7-94, 8-94, 21-94, 24-94, 31-94, 63-94, 70-94, 71-94, 86-94, 87-94, 95-94, 105-94, 111-94, 121-94,
122-94, 136-94, 137-94, 166-94, 167-94, 168-94, 173-94, 174-94, 183-94, 201-94, 245-94, 246-94,
250-94, 275-94

6-95, 22-95, 59-95, 79-95, 91-95, 125-95, 127-95, 136-95, 201-95, 204-95, 205-95, 212-95, 262-95,
265-95, 266-95, 274-95

16-96, 17-96, 25-96, 30-96, 35-96, 65-96, 72-96, 81-96, 125-96, 152-96, 154-96, 159-96, 174-96, 183-
96, 230-96

4-97, 26-97, 43-97, 62-97, 78-97, 79-97, 106-97, 107-97, 109-97, 136-97, 138-97, 111-97, 119-97,
137-97, 178-97, 180-97, 208-97, 233-97, 247-97, 248-97, 250-97, 252-97, 253-97, 255-97, 256-97,
258-97, 261-97, 270-97, 271-97

22-98, 33-98, 90-98, 115-98, 123-98, 131-98, 138-98, 161-98, 162-98,



Leonard J. Mikulich
City Clerk
September 11, 1998