



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 167-2002

To amend By-law 56-83 as amended.

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

1. By-law 56-83, as amended is hereby further amended:
  - (1) by adding thereto, to the TABLE OF CONTENTS, the words "PART IV SCHEDULES" after the line, Section 500 and up Special Provisions;
  - (2) by adding to Section 2.5 Certificate of Occupancy, the word "her/" before the word "him";
  - (3) by deleting therefrom, from Section 3.2 (2) "Schedule C - Section 530" and by deleting therefrom, Schedule C-530;
  - (4) by deleting therefrom, in its entirety Section 530 added by By-law 174-84 which designated the subject lands M4-Section 530 on Sheet 18;
  - (5) by deleting therefrom, in its entirety Section 531 added by By-law 174-84 which designated the subject lands M3 - Section 531 on Sheet 18;
  - (6) by deleting therefrom, in its entirety Section 6.9 Dwelling Unit Prohibited Below Grade;
  - (7) by deleting therefrom, "Section 10.8.5 For lodging houses, a minimum of one parking space for each bedroom or bedsitting room, plus one parking space for proprietor, shall be provided."
  - (8) by renumbering therein, Section 10.9.6 to Section 10.8.5 so that the section reads:

"10.8.5 For lodging houses, a minimum of 0.5 parking space for each lodging unit, plus two parking spaces for proprietor, shall be provided."
  - (9) by adding thereto, to Section 24.1.2.1 the words "and (14)," after the number (10) so that the entire section reads:

"24.1.2.1 the purposes in subsection 24.1.1(a) numbered (1) through (10), and (14); and in subsection 24.1.1(b)

shall be subject to the following requirements and restrictions:"

- (10) by deleting therefrom, in Section 24.1.2.2 (h) the second last line the word "distant", and substituting therefore the words "a distance of" so that the sentence reads:

"In the case of a corner property, the gasoline pump islands shall be located at a minimum distance of 3 metres back from a straight line between points on the lot lines abutting the streets, each such point being a distance of 15 metres back from the intersection of the said lot lines."

- (11) by deleting therefrom, Section 25.1.1 Permitted Purposes and substituting the following:

"Permitted Purposes

Section 25.1.1 shall only be used for the following purposes:

- (a) a golf course;
  - (b) a driving range;
  - (c) a fish or game farm or club;
  - (d) tent or trailer camping facilities;
  - (e) an animal hospital;
  - (f) a swimming pool;
  - (g) a skating rink;
  - (h) a curling rink;
  - (i) racquet or handball courts;
  - (j) lawn bowling greens;
  - (k) a residential unit for a caretaker employed on the lot; and
  - (l) purposes accessory to the other permitted purposes."
- (12) by deleting therefrom, in Section 26.1.2 "(a) an animal hospital" and deleting therefrom, Section 26.1.1 Permitted Purpose and substituting the following:

"Permitted Purposes

26.1.1 shall only be used for the following purposes:

- (a) a garden centre sales establishment;
  - (b) an animal hospital;
  - (c) a nursery; and
  - d) purposes accessory to the other permitted purpose."
- (13) by deleting therefrom, Section 30.6 Fences; and adding thereto,

“Section 30.10 Fences

No fence shall be erected in the front yard of any lot in an industrial zone.”

- (14) by changing the reference in Section 31.2.1(c)(3) from “35.1(a) to 31.2.1(a)”;
- (15) by changing the reference in Section 32.2.1(c)(3) from “36.1(a) (1) and 36.1(a) (3),” to “32.2.1(a)(1) and 32.2.1(a)(3),”;
- (16) by changing the reference in Section 33.1.1(c)(3) from “33.1(a)(1) and 33.1(a) (3),” to “33.1.1(a)(1) and 33.1.1(a)(3),”;
- (17) by changing the reference in Section 34.1.1(c)(3) from “34.1(a)(1) and (2),” to “34.1.1(a)(1) and 34.1.1(a)(2),”;
- (18) by changing the reference in Section 34.2.1(c)(3) from “34.1(a)(1) and (2),” to “34.2.1 (a)(1) and 34.2.1(a)(2)”;
- (19) by adding thereto; after Section 510.1.2(3)(h) the heading, “(i) Off Street Loading”, and deleting the numbering “(i)” beside the columns Floor Area of Building and Number of Loading Spaces;
- (20) by adding thereto; in Section 514.4 (b) at the end of the sentence the words “lot line;”;
- (21) by changing, on Sheet 20 of Schedule A thereto, the zoning designation of the lands shown on Schedule A to this by-law, from Industrial Four –Section 525 (M4-Section 525) and Industrial Four – Section 526 (M4- Section 526) to Industrial Four –Section 751 (M4-Section 751) and Industrial Four – Section 752 (M4- Section 752 as provided in By-law 56-83, such lands being part of Lots 4 and 5, Concession 9, N.D.;
- (22) by deleting therefrom, in its entirety Section 525 added by By-law 51-84, and substituting the following:

“751. The lands designated M4-Section 751 on Sheet 20, Schedule A to this by-law

751.1 shall be used only for the following:

- (1) the purposes permitted by section 34.1.1
- (2) animal hospital
- (3) building supply and sales with no outside storage
- (4) cold storage locker plant
- (5) custom workshop
- (6) fruit, vegetable and flower retail sales
- (7) furniture and appliance sales
- (8) garden centre sales establishment
- (9) self-storage warehouse
- (10) small equipment rental with no outside storage

- (11) trailer sales, accessories and service
- (12) caretaker's residence, but only as a purpose accessory to another permitted purpose.

751.2 shall be subject to the following requirements and restrictions:

- (1) minimum lot width - 194 metres
- (2) minimum lot depth - 151 metres
- (3) minimum lot area - 1.47 hectares
- (4) minimum front yard depth -13.7 metres
- (5) minimum side yard width -6.09 metres
- (6) minimum rear yard depth -6.09 metres
- (7) maximum building height -10.5 metres
- (8) minimum front yard landscaped open space -80 percent of front yard area
- (9) maximum coverage - 50 percent
- (10) accessory buildings shall not occupy any required front, side or rear yard

751.3 shall also be subject to the requirements and restrictions relating to the M4 zone which are not in conflict with the ones set out in section 751.2.”

- (23) by deleting therefrom, in its entirety Section 526 added by By-law 51-84, and substituting the following:

**752.1** The lands designated M4-Section 752 on Sheet 20, Schedule A to this by-law:

752.1.1 shall only be used for landscaped open space.

752.1.2 shall be subject to the following requirements and restrictions:

- (a) no access to Highway Number 7 shall be permitted from these lands;
- (b) no buildings, structures or open storage shall be permitted.

752.2 For the purposes of this section,

LANDSCAPED OPEN SPACE shall mean an unoccupied area of land which is used for the growth, maintenance and conservation of grass, flowers, trees and shrubs and other vegetation.

- (24) by deleting therefrom, Section 532.3 and substituting the following:  
 “532.3 shall also be subject to the requirements and restrictions relating to the RE2 zone which are not in conflict with the ones set out in section 532.2.”
- (25) by changing, on Sheet 18 of Schedule A thereto, the zoning designation of the lands shown outlined on Schedule B to this by-law from Service Commercial – Section 534 (SC-Section 534) to SERVICE COMMERCIAL – SECTION 753 (SC-SECTION 753) as provided in By-law 56-83, such lands being part Lot 5, Concession 7 N.D.;
- (26) by deleting therefrom, from Section 3.2 (2) reference to “Schedule C – Section 534” added by By-law 227-99 and deleting therefrom, Schedule C – Section 534 added by By-law 227-99;
- (27) by adding as SCHEDULE C – SECTION 753, Schedule C to this by-law;
- (28) by deleting therefrom, in its entirety Section 534 added by By-law 227-99, and substituting the following:
- “753 The lands designated SC-SECTION 753 on Sheet 18 on Schedule A to this by-law:
- 753.1 shall only be used for the following purposes:
- (1) an automobile sales dealership and establishment;
  - (2) an automobile reconditioning facility;
  - (3) purposes accessory to the other permitted purposes.
- 753.2 shall also be subject to the following requirements and restrictions:
- (1) Minimum Lot Area: 6070 square metres
  - (2) Maximum Lot Coverage: 35 percent
  - (3) Minimum Lot Frontage: 50 metres;
  - (4) All buildings and structures shall be located within the areas outlined as BUILDING ENVELOPE on SCHEDULE C-SECTION 753, with the exception of accessory buildings less than 10.0 square metres;

- (5) Except for driveway locations, **LANDSCAPED OPEN SPACE** shall be provided and maintained in the locations and at the minimum widths shown outlined on **SCHEDULE C-SECTION 753**;
- (6) No outdoor storage of goods materials shall be permitted except for the temporary parking of automobiles associated with an automobile reconditioning facility;
- (7) Rooftop mechanical equipment shall be enclosed and/or screened from view from abutting roads including Queen Street East; and,
- (8) Truck and Trailer parking shall only be permitted within those areas outlined as **TRUCK/TRAILER PARKING** on Schedule C-Section 753.

753.3 For the purposes of this section, an **AUTOMOBILE RECONDITIONING FACILITY** shall mean a building or place where automobile vehicles are washed, cleaned and prepared for sale in conjunction with an automobile sales establishment, and shall only include a motor vehicle repair shop or body shop as an accessory use.

753.4 shall also be subject to the requirements and restrictions of the SC Zone and all the general provisions of the zoning by-law which are not in conflict with the ones set out in section 753."

- (29) by deleting therefrom, Section 566.2(b) and substituting the following:
  - “(b) Landscaped Open Space shall be provided and maintained in the areas shown as **LANDSCAPED OPEN SPACE** on Schedule C, Section 566.”
- (30) by changing the reference therein, in Section 570.2(11) from 570. 2 9(b) to 570.2(10);
- (31) by renumbering therein, in Section 570.2 number (12) to (11)(ii);
- (32) by changing, on Sheet 18 of Schedule A thereto, the zoning designation of the land shown outlined on Schedule D to this by-law from **INDUSTRIAL THREE-SECTION 529 (M3- SECTION 529)** to **INDUSTRIAL THREE – SECTION 581 (M3-SECTION 581)**, such lands being part of Lot 2, Concession 7, Northern Division in the geographic Township of Gore.
- (33) by changing, on Sheet 18 of Schedule A thereto, the zoning designation of the land shown outlined on Schedule E to this by-law from **INDUSTRIAL THREE- SECTION 534 (M3 – SECTION 534)** to **INDUSTRIAL THREE – SECTION 539 (M3-SECTION 539)**, such lands being part of Lot 4, Concession 7, Northern Division in the geographic Township of Toronto Gore.

- (34) by deleting therefrom, in Section 3.2 (2) "Schedule C - Section 574, 575 (Special Reserve)" and by adding thereto "Schedule C - Section 574, 575 and 641".
- (35) by deleting therefrom in Section 3.2 SCHEDULES (1) reference to "SCHEDULE D: MAXIMUM NUMBER OF GROUP HOMES BY PLANNING AREA" and substituting thereto, the following:
- "SCHEDULE D: PLANNING AREAS FOR ESTABLISHING MAXIMUM GROUP HOME NUMBERS"
- (36) by deleting therefrom **Schedule D - Maximum Number of Group Homes by Planning Area** and substituting as **Schedule D - Planning Areas for Establishing Maximum Group Home Numbers** attached as Schedule F to this by-law.
- (37) by changing on Sheet 21 of Schedule A the zoning designation of the lands shown outlined on Schedule G to this by-law from INDUSTRIAL FOUR - SECTION 670 (M4-SECTION 670) to INDUSTRIAL FOUR - SECTION 766 (M4 - SECTION 766).
- (38) by deleting therefrom in its entirety, Section 670 added by By-law 237-2000 and adding thereto the following section:
- "766 The lands designated M4-Section 766 on Sheet 21 on Schedule A to this by-law:
- 766.1 shall only be used for the purposes permitted by section 670.1(1), or the purposes permitted by section 670.1(2), but not both sections or not any combination of both sections:
- either:
- (1) (a) a religious institution;
- (b) a day nursery; and,
- (c) purposes accessory to the other permitted purposes.
- or:
- (2) (a) those purposes permitted in an M4-Section 669 zone.
- 766.2 shall be subject to the following requirements and restrictions:
- (1) for those uses permitted in a M4-Section 669 zone, the requirements and restrictions as set out in a M4-Section 669 zone;
- 766.3 shall also be subject to the requirements and restrictions relating to the I1 zone, and all the general provisions of this by-law which are not in conflict with the ones set out in section 766.2"
- (39) by deleting therefrom Section 638 added by By-law 4-2002;
- (40) by deleting therefrom Section 523, Section 524, Section 588 and Section 591 in their entirety;


- (41) by deleting therefrom, from Section 3.2 (2) "Schedule C - Section 523" and by deleting therefrom, Schedule C-523;
  
- (42) by changing on Sheet 15 of Schedule A thereto, the land use designation of the lands outlined on Schedule H to this by-law from AGRICULTURAL (A), RESIDENTIAL ESTATE TWO (RE2), and FLOODPLAIN (F) to RESIDENTIAL SINGLE FAMILY C - SECTION 689 (RIC -SECTION 689), RESIDENTIAL SINGLE FAMILY C-687 (R1C - SECTION 687), RESIDENTIAL SINGLE FAMILY C - SECTION 691( R1C - SECTION 691), RESIDENTIAL SINGLE FAMILY C SECTION 692 (R1C - SECTION 692), RESIDENTIAL TWO FAMILY A - SECTION 686 (R2A - SECTION 686), RESIDENTIAL TOWNHOUSE B - SECTION 688 (R3B - SECTION 688), OPEN SPACE - SECTION 685 (OS-SECTION 685) AND FLOODPLAIN (F) such lands being part of Lot 7, Concession 9 Northern Division in the geographic Township of Toronto Gore.

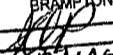
READ a FIRST, SECOND and THIRD TIME, and PASSED, IN OPEN COUNCIL, this day of 2002.  
 24<sup>th</sup> June

  
 SUSAN FENNELL - MAYOR

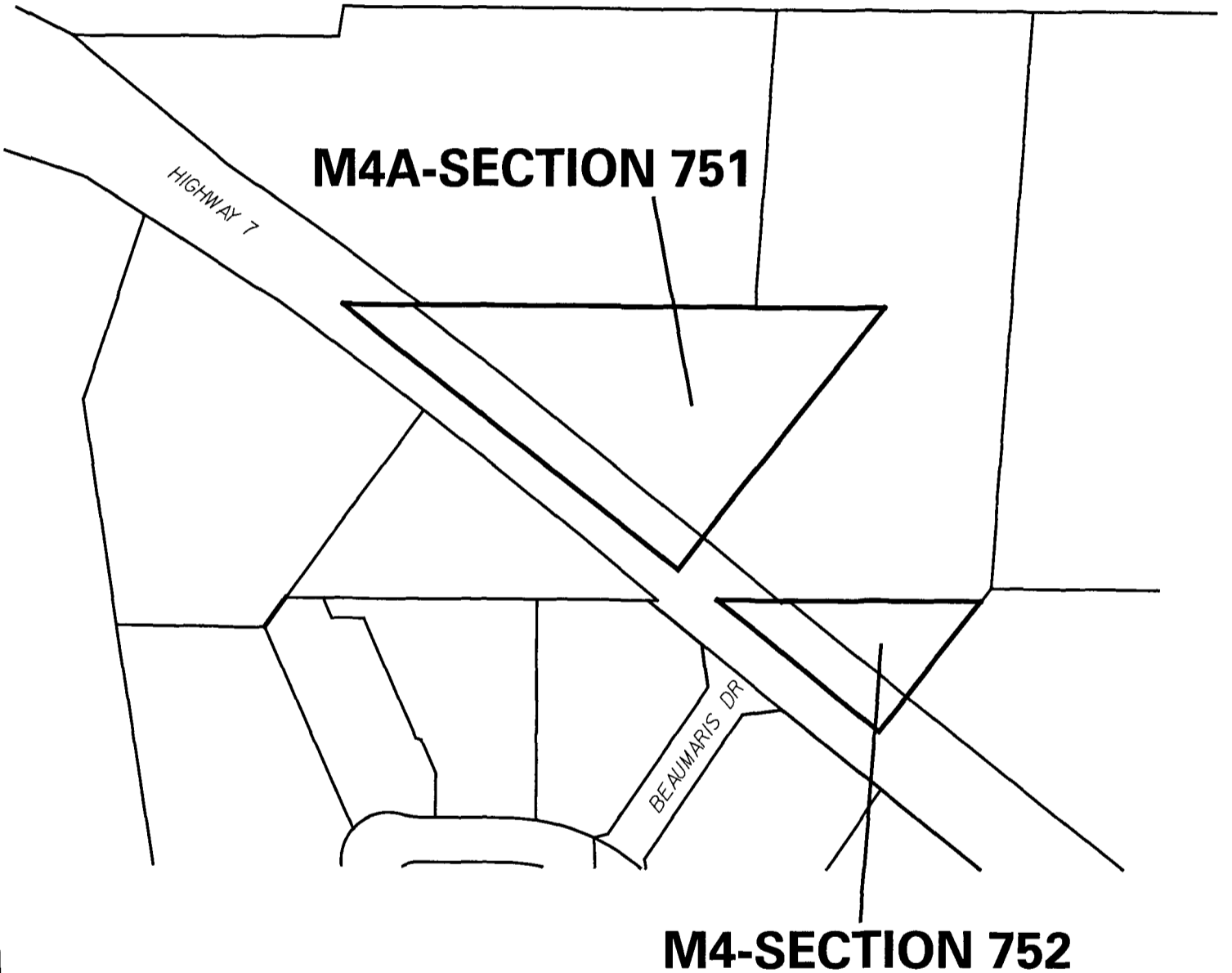
  
 LEONARD J. MIKULICH - CITY CLERK

Approved as to Content:

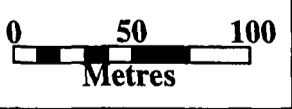
  
 William Lee, MCIP, RPP  
 Associate Director, Special Projects

APPROVED  
 AS TO FORM  
 LAW DEPT.  
 BRAMPTON  
  
 ED. MAC

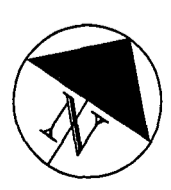




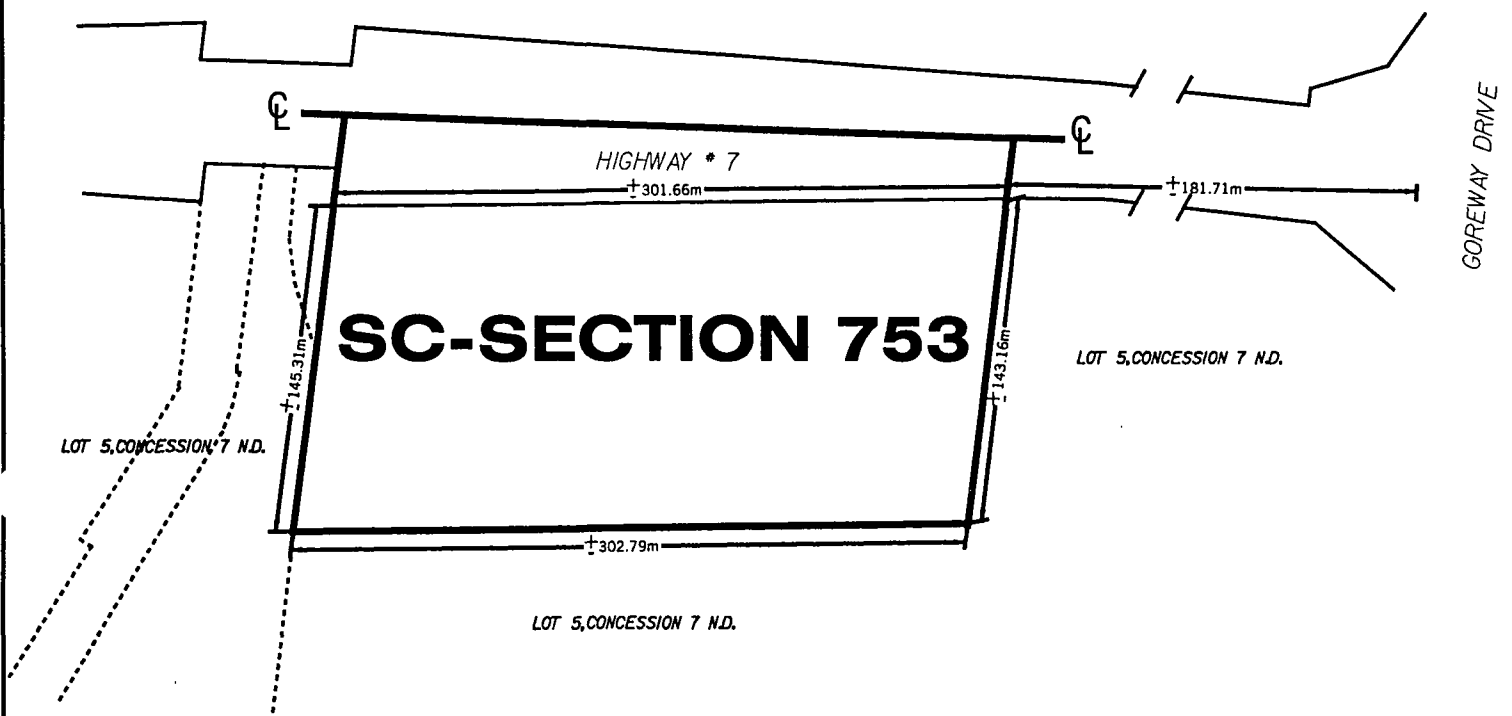
LEGEND  
 — ZONE BOUNDARY





**LOTS 4 & 5, CONCESSION 9 N.D.**  
**By-Law 56-83** **Schedule A**  
**By-Law 167-2002** **Schedule A**



**CITY OF BRAMPTON**  
 Planning and Building  
 Date: 2002 04 04 Drawn by: CJK  
 File no. sched a Map no. -



**LEGEND**

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



**PART LOT 5, CONCESSION 7 N.D.**

**BY-LAW** 56-83

**SCHEDULE A**

**By-Law** 167-2002

**Schedule B**



**CITY OF BRAMPTON**

Planning and Building

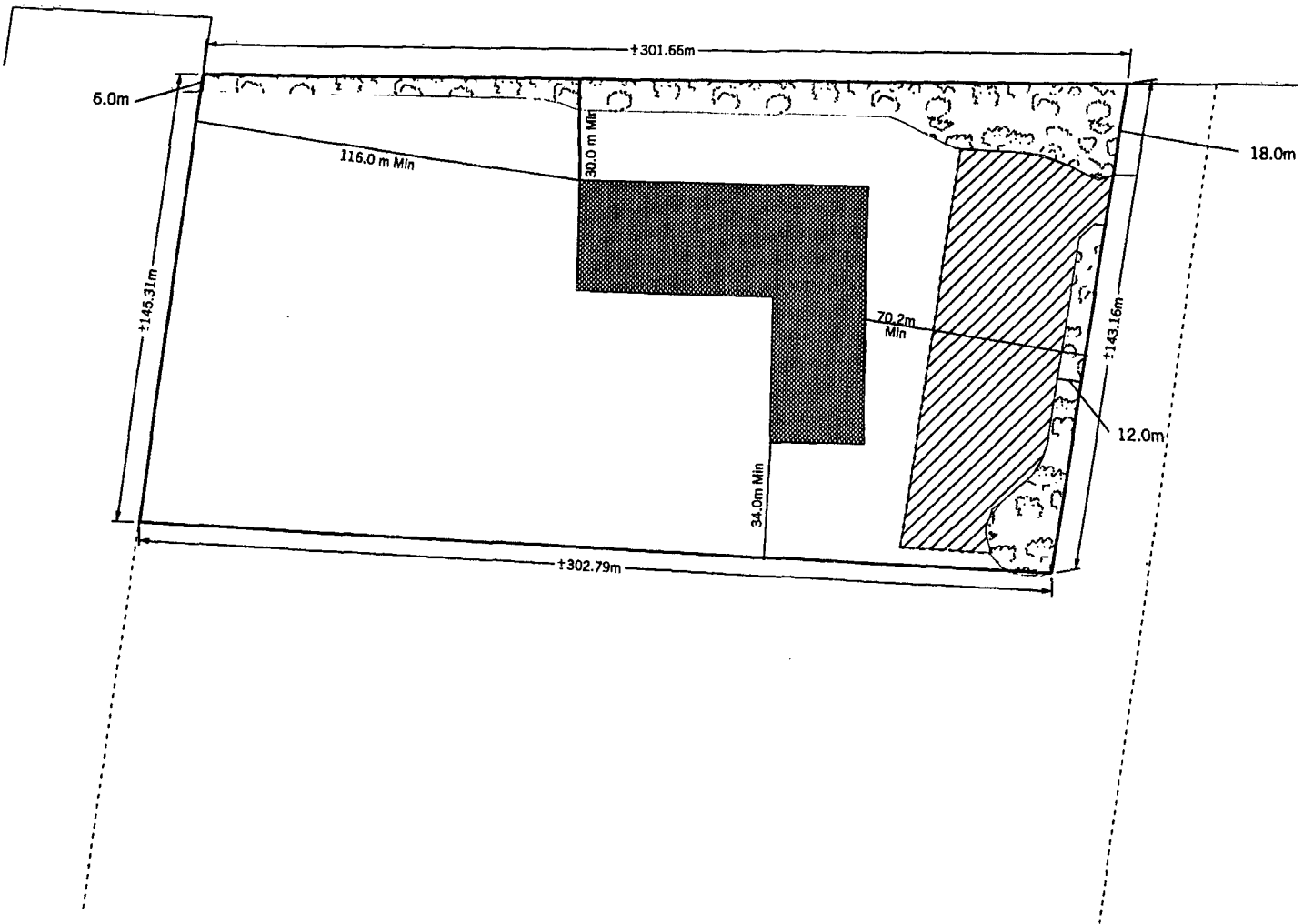
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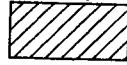
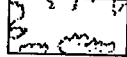
File no. C7E5.9

Map no. 66-63G

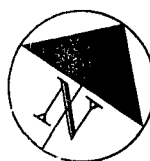
HIGHWAY #7



SUBJECT LANDS

-  BUILDING ENVELOPE
-  TRUCK/TRAILER PARKING AREA
-  LANDSCAPED OPEN SPACE

SCHEDULE C - SECTION 753  
BY-LAW 53-83



CITY OF BRAMPTON  
Planning and Building

Date: 1999 10 14

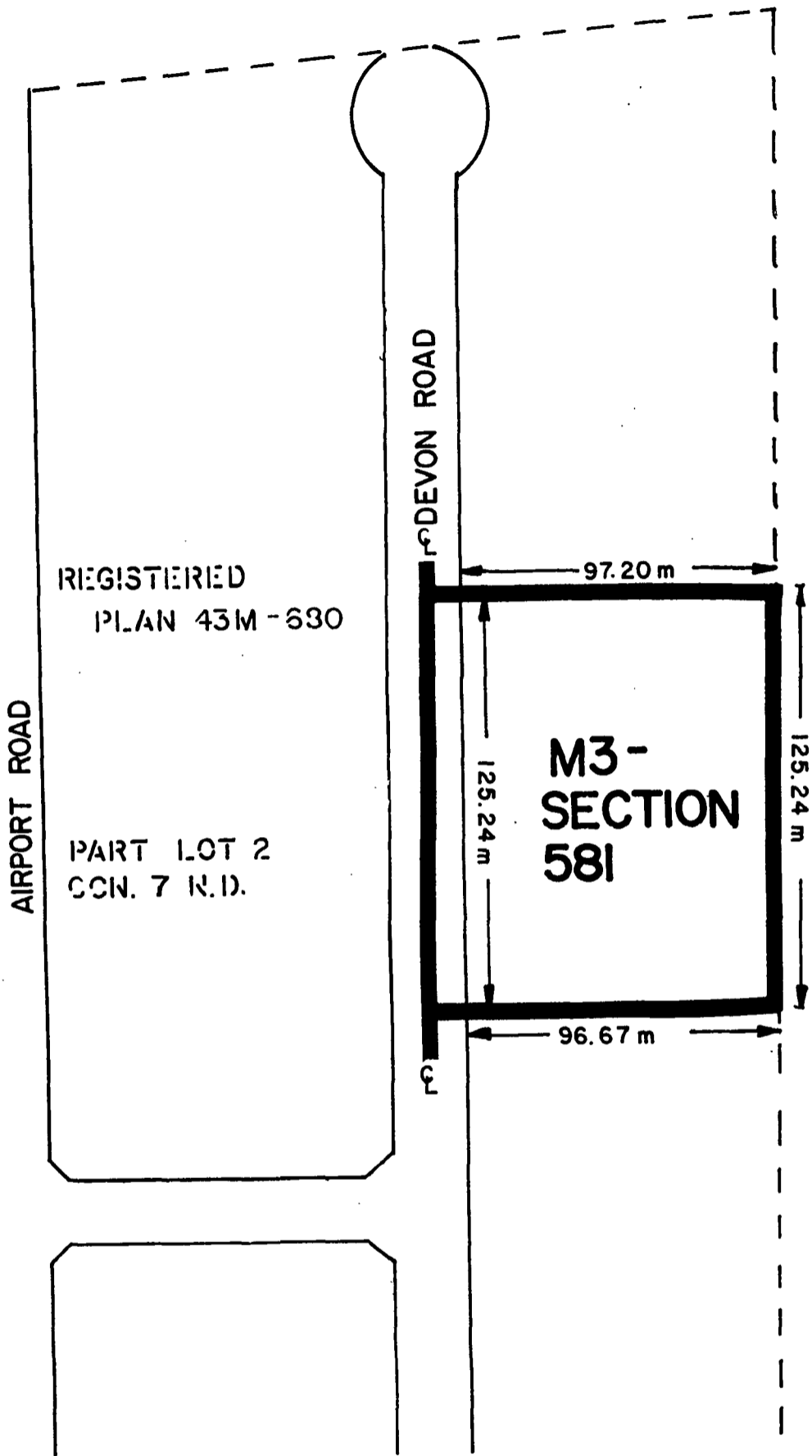
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By-Law 167-2002

Schedule C

File no. C7E5.14

Map no. 66-63K



**—** ZONE BOUNDARY  
m METRE

PART LOT 2, CON. 7, N.D.  
BY-LAW 56-83 SCHEDULE A

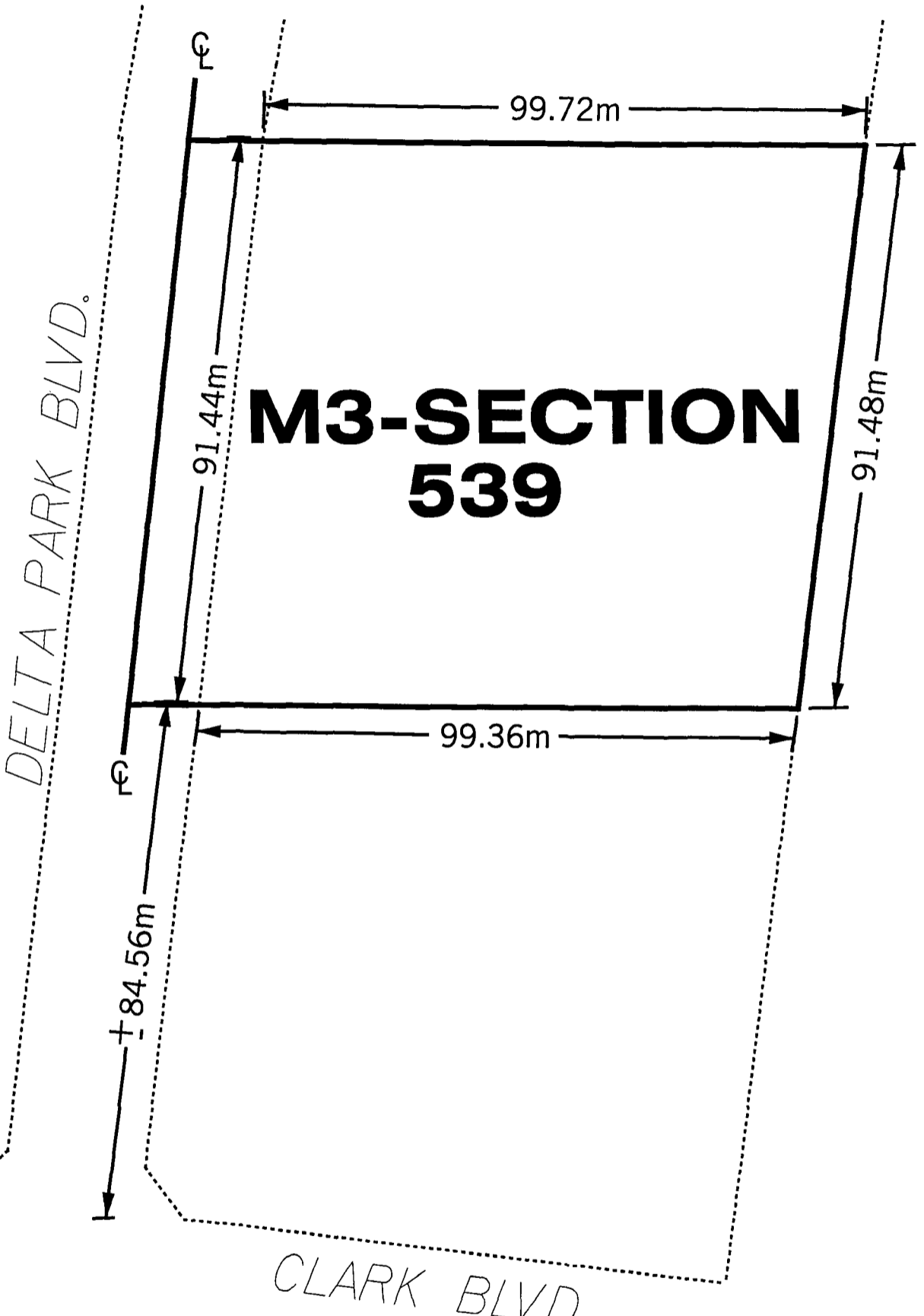
By-law ~~167-2002~~ Schedule D





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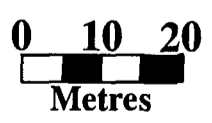
**CITY OF BRAMPTON**  
Planning and Development

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**LEGEND**

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



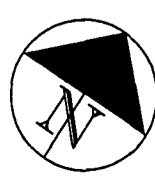
**PART LOT 4, CONCESSION 7 N.D.**

**BY-LAW 56-83**

**SCHEDULE A**

**By-Law 167-2002**

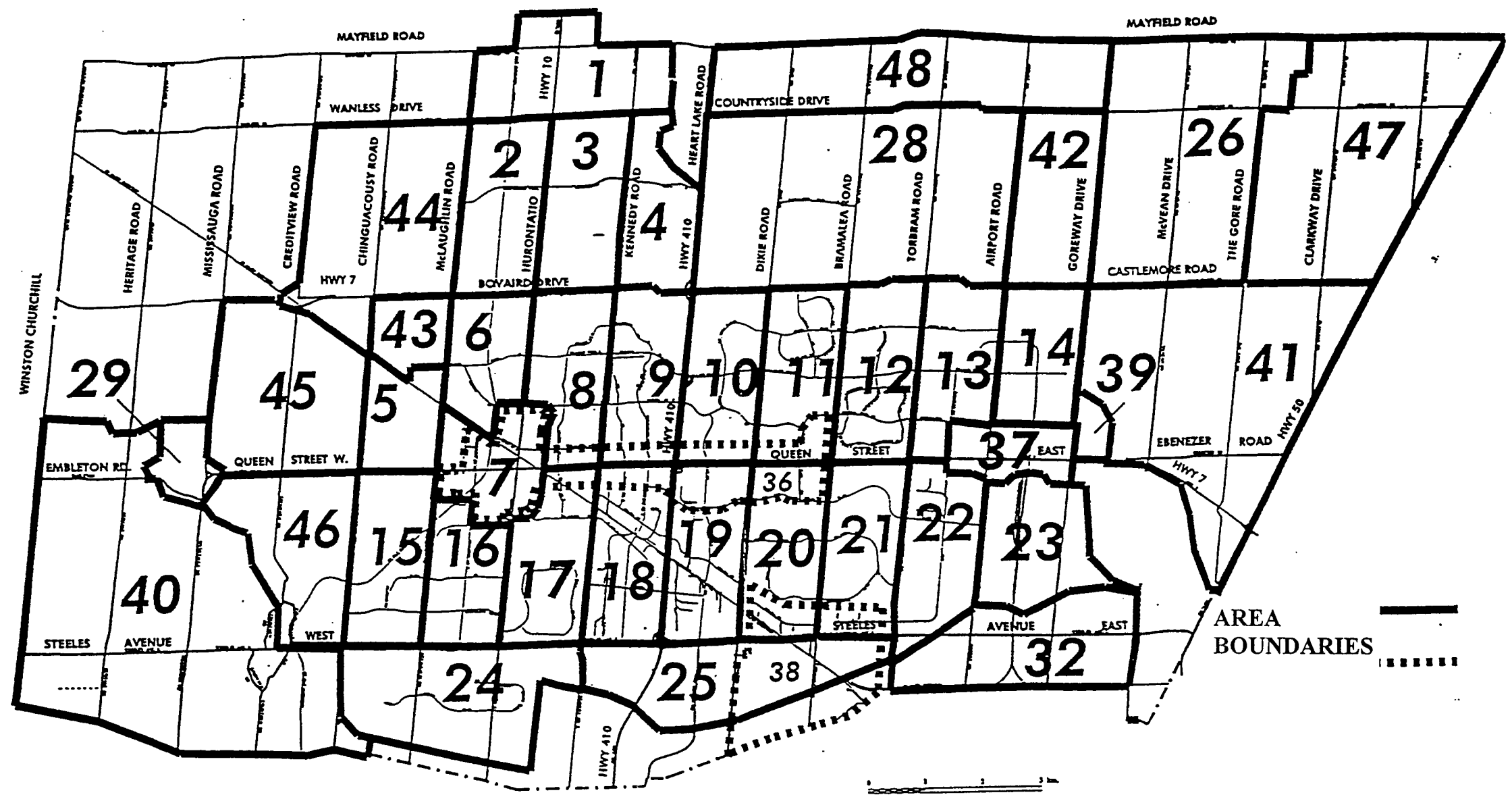
**Schedule E**



**CITY OF BRAMPTON**  
Planning and Building

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SCHEDULE D: PLANNING AREAS FOR ESTABLISHING MAXIMUM GROUP HOME NUMBERS

# M4-SECTION 766



LEGEND  
 ZONE BOUNDARY

0 50 100  
 Metres

**LOT 5, CONCESSION 10 N.D.**

**By-Law** 56-83

**Schedule A**

**By-Law** 167-2002

**Schedule G**



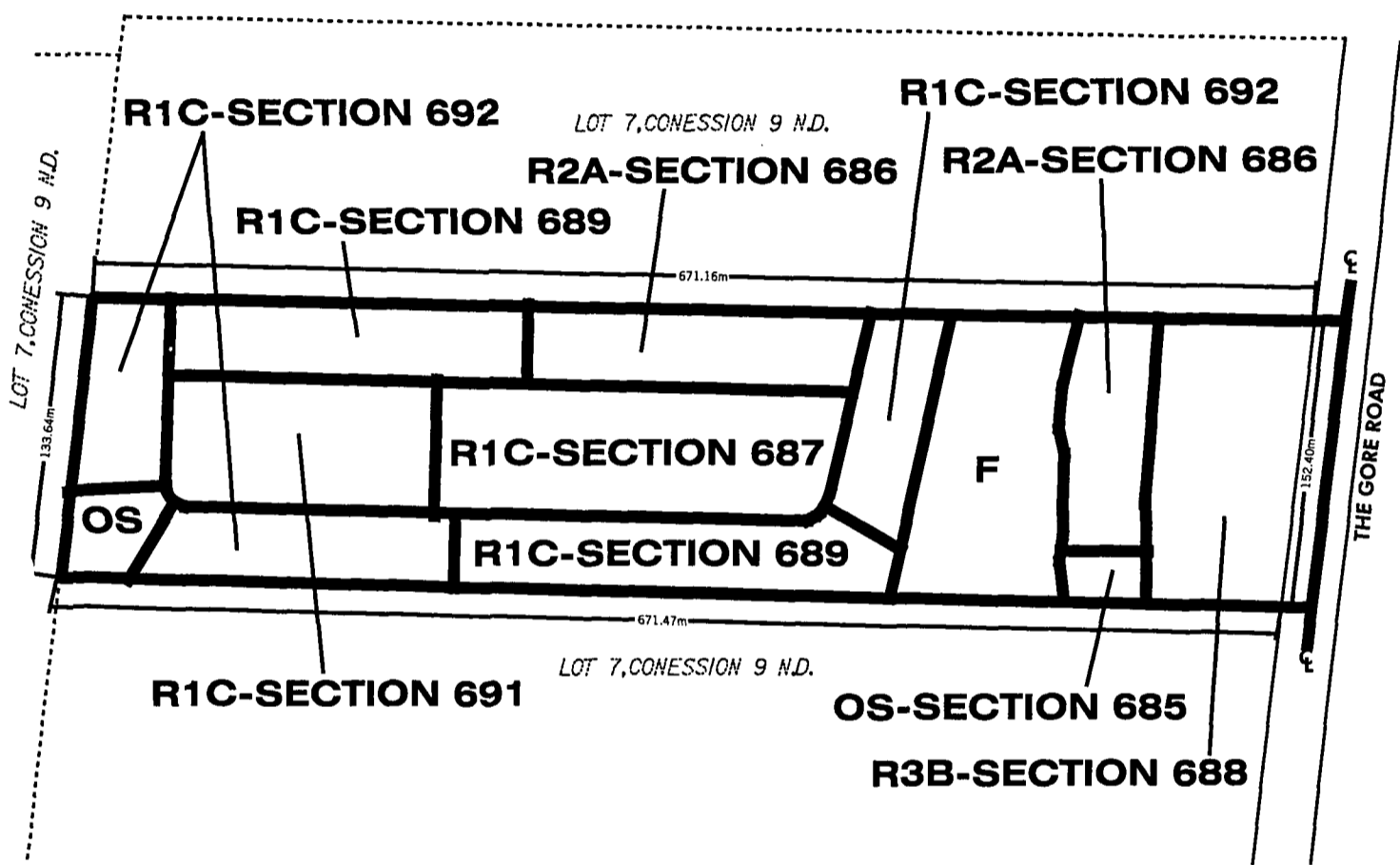
**CITY OF BRAMPTON**  
 Planning and Building

Date: 2002 04 04



Drawn by: CJK

File no. SchedG

Map no. -



**LEGEND**

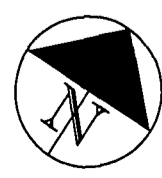
-  ZONE BOUNDARY
-  CENTRELINE OF ORIGINAL ROAD ALLOWANCE
- m METRES



**PART LOT 7, CONCESSION 9 N.D.**

**BY-LAW 56-83 SCHEDULE A**

**By-Law 167-2002 Schedule H**



**CITY OF BRAMPTON**  
 Planning and Building

Date: 2001 11 05      Drawn by: CJK

File no. C9E7.5      Map no. 51-16J