



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 172-2000

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

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

1. By-law 151-88, as amended, is hereby further amended:
 - (1) by changing, on Sheet 26E of Schedule A thereto the zoning designation of the lands shown outlined on Schedule A to this by-law from AGRICULTURAL (A) to SERVICE COMMERCIAL - SECTION 1064 (SC-SECTION 1064), RESIDENTIAL SINGLE FAMILY D- SECTION 1065 (R1D-SECTION 1065), and RESIDENTIAL TWO A- SECTION 1066 (R2A-SECTION 1066).
 - (2) by adding thereto, the following sections:

"1064 The lands designated SC-Section 1064 on Sheet 26E of Schedule A to this by-law:

1064.1 shall only be used for the following purposes:

 - (a) a retail establishment without the outside storage and display of goods and materials;
 - (b) a service shop;
 - (c) a personal service shop;
 - (d) a bank, trust company and finance company;
 - (e) an office, including medical offices;
 - (f) a laundry distribution station;
 - (g) a dining room restaurant, a standard restaurant; a take-out restaurant, a fast food restaurant, without a drive-through facility;
 - (h) purposes accessory to the other permitted purposes.

- 1064.2 shall be subject to the following requirements and restrictions:
- (a) the following purposes shall not be permitted: (i) adult entertainment parlour; (ii) adult video store; (iii) pool halls; (iv) amusement arcades; (v) temporary open air markets; (vi) no storage of goods and materials outside a building;
 - (b) maximum gross commercial floor area- 1,000 square metres;
 - (c) Minimum Front Yard Depth - 15 metres;
 - (d) Minimum Rear Yard Depth- 9.0 metres;
 - (e) Minimum Setback from the Southerly Property Line- 4.0 metres;
 - (f) Minimum Setback from the Northerly Property Line- 30 metres ;
 - (g) Landscaped Open Space:
 - a 3.0 metre wide landscaped open space area shall be provided along the front lot line, except at approved access locations; and,
 - a 3.0 metre wide landscaped open space area shall be provided along the rear lot line.
 - (h) Maximum Building Height- 2 storeys;
 - (i) Refuse storage for restaurant uses shall be contained in climate controlled areas within a building;
 - (j) Minimum Lot Area- 0.3 hectares; and,
 - (k) Any building on a lot zoned "Service Commercial- Section 1064" shall have a pitched roof design and all roof top mechanical equipment shall be screened from view.
- 1064.3 shall also be subject to the requirements and restrictions relating to the SC zone and all the general provisions of this by-law which are not in conflict with those set out in section 1064.2.
- 1065 The lands designated R1D- Section 1065 on Sheet 26E of Schedule A to this by-law:
- 1065.1 shall only be used for those purposes permitted in an R1D zone.
- 1065.2 shall be subject to the following requirements and restrictions:
- (a) Minimum Lot Area: - 261 square metres;
 - (b) Minimum Lot Width: - 9.0 metres
 - (c) Minimum Lot Depth: - 29 metres;

- (d) Minimum Front Yard Depth:
 - 6.0 metres to the front garage and 4.5 metres to the front wall of a dwelling;
- (e) Minimum Rear Yard Depth:
 - 7.5 metres which may be reduced to a minimum of 6.0 metres provided that the area of the rear yard is at least 25% of the minimum lot area;
- (f) Minimum Interior Side Yard Width:
 - 0.6 metres, provided the combined total of the interior side yards on an interior lot is not less than 1.8 metres;
- (g) Maximum Building Height: 2 storeys;
- (h) Minimum Landscaped Open Space:
 - 40% of the minimum front yard area; and,
 - 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees;
- (i) the following provisions shall apply to garages:
 - (a) the maximum garage door width shall be 3:10 metres;
 - (b) the garage door width may be widened by an extra 0.6 metres if the front of the garage is not more than 2.5 metres closer to the front lot line than the ground floor main entrance of the dwelling unit;
 - (c) the interior garage width, as calculated 3.0 metres from the garage opening shall not exceed 0.6 metres over the maximum garage door width permitted on the lot.

1065.3 shall also be subject to the requirements and restrictions relating to the R1D zone and all the general provisions of this by-law which are not in conflict with those set out in section 1065.2.

1066 The lands designated R2A- Section 1066 on Sheet 26E of Schedule A to this by-law:

1066.1 shall only be used for those purposes permitted in an R2A zone.

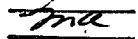
1066.2 shall be subject to the following requirements and restrictions:

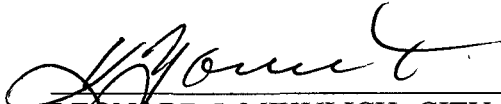
- (a) Minimum Lot Area: - 210 square metres;
- (b) Minimum Lot Width: - 14.0 metres per lot and 7.0 metres per dwelling unit;
- (c) Minimum Lot Depth: - 30 metres;
- (d) Minimum Front Yard Depth:
 - 6.0 metres to the front garage and 4.5 metres to the front wall of a dwelling;
- (e) Minimum Rear Yard Depth:
 - 7.5 metres which may be reduced to a minimum of 6.0 metres provided that the area of the rear yard is at least 25% of the minimum lot area;
- (f) Minimum Interior Side Yard Width:
 - 0.6 metres, provided the combined total of the interior side yards on an interior lot is not less than 1.8 metres;
- (g) Maximum Building Height: 2 storeys;
- (h) Minimum Landscaped Open Space:
 - 40% of the minimum front yard area; and,
 - 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees;
- (i) the following provisions shall apply to garages:
 - (a) the maximum garage door width shall be 3.10 metres;
 - (b) the garage door width may be widened by an extra 0.6 metres if the front of the garage is not more than 2.5 metres closer to the front lot line than the ground floor main entrance of the dwelling unit;
 - (c) the interior garage width, as calculated 3.0 metres from the garage opening shall not exceed 0.6 metres over the maximum garage door width permitted on the lot.

1066.3 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 those set out in section 1066.2."

READ a FIRST, SECOND AND THIRD TIME, and PASSED, in
OPEN COUNCIL, this 9th day of August 2000.

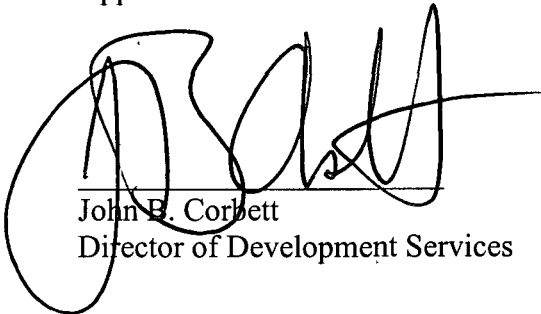

PETER ROBERTSON- MAYOR

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON

DATE 08/09/00


~~LEONARD J. MIKULICH CITY CLERK~~
KATHRYN ZAMMIT DEPUTY CLERK

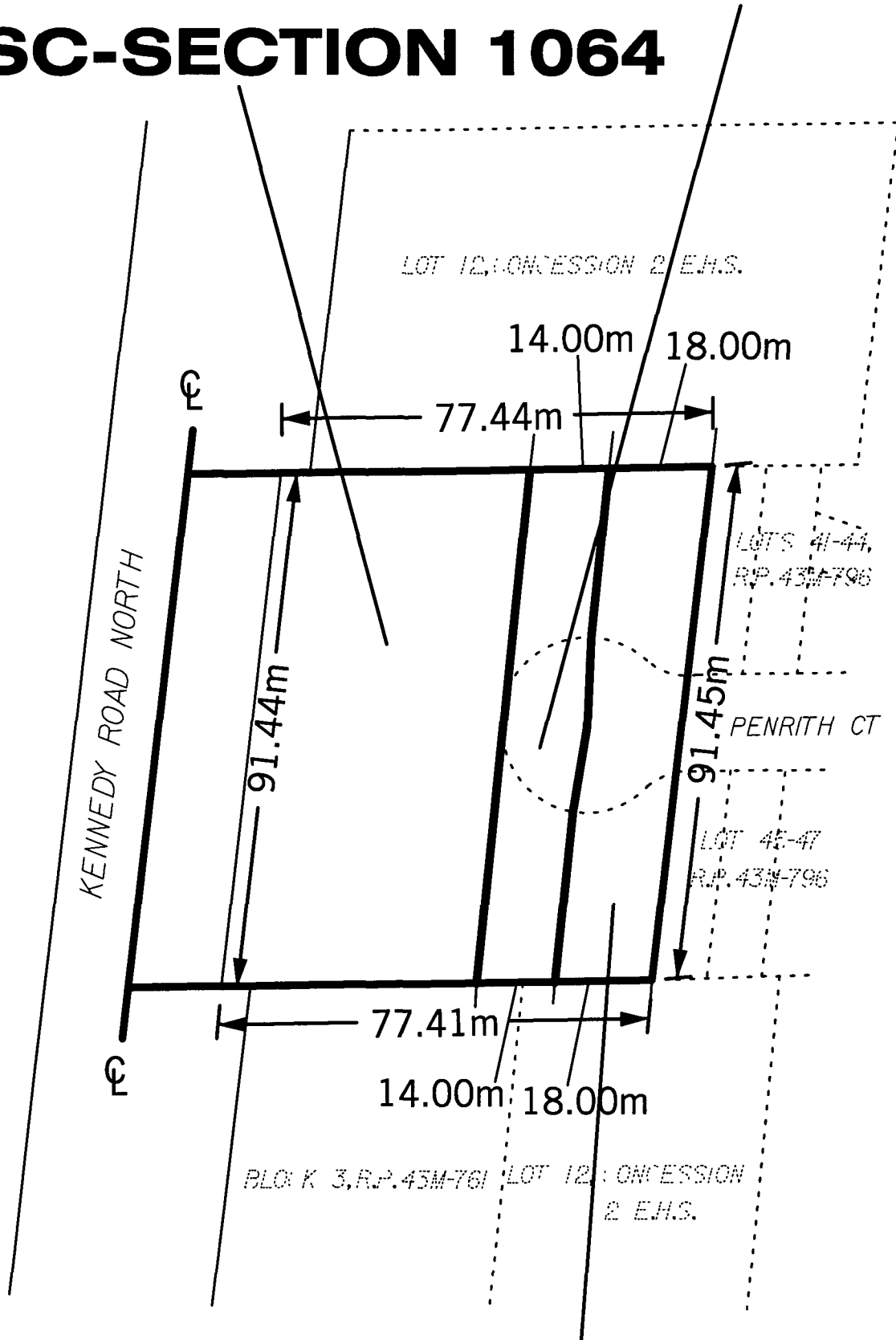
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Approved as to Content:


John B. Corbett
Director of Development Services




R2A-SECTION 1066

SC-SECTION 1064



R1D-SECTION 1065

LEGEND

-  ZONE BOUNDARY
-  CENTRELINE OF ORIGINAL ROAD ALLOWANCE
-  METRES



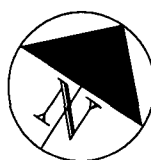
PART LOT 12, CONCESSION 2 E.H.S.

BY-LAW 151-88

SCHEDULE A

By-Law 172-2000

Schedule A



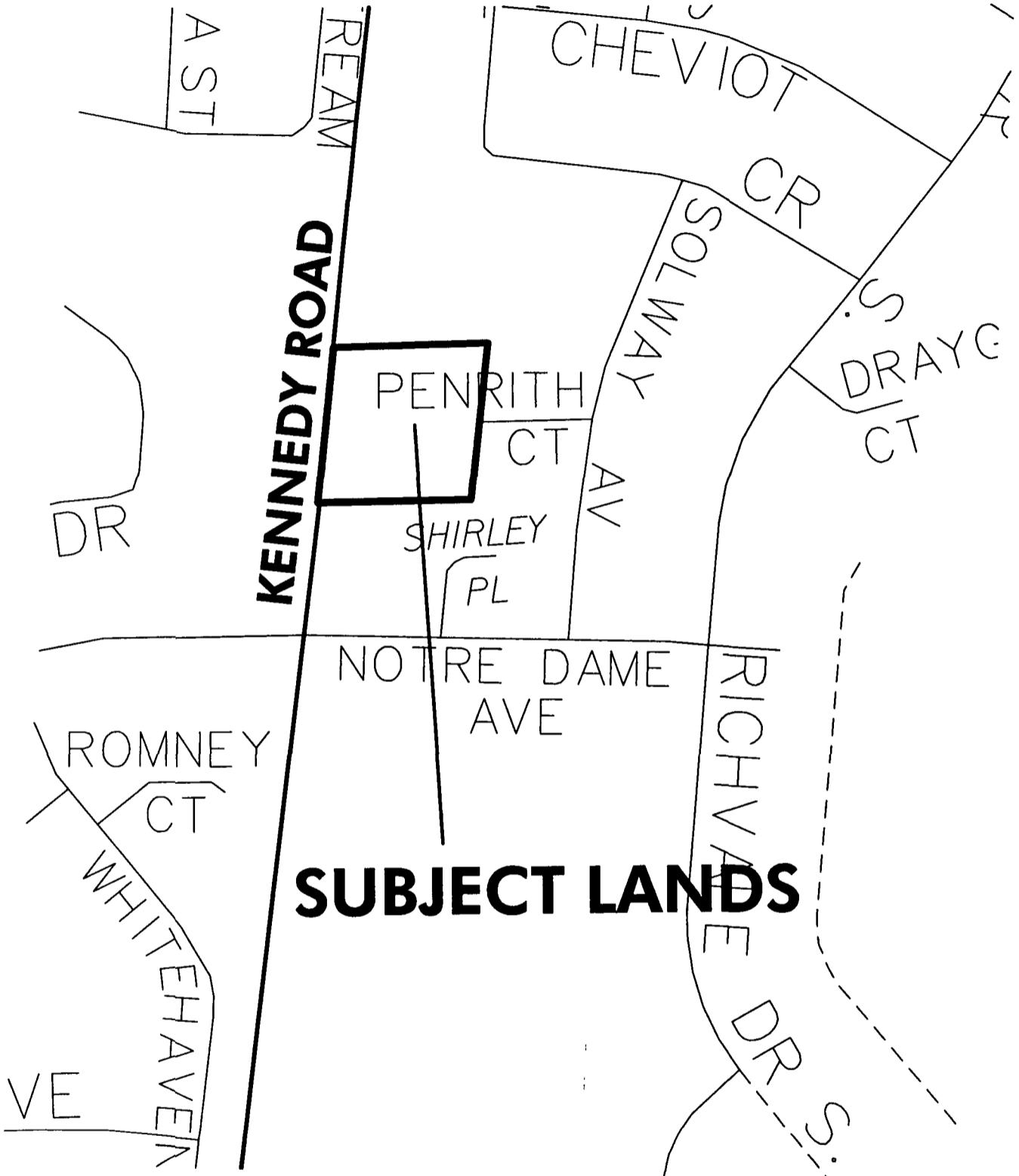
CITY OF BRAMPTON
Planning and Building

Date: 2000 07 27

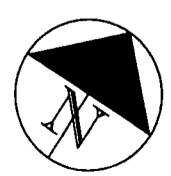
Drawn by: CJK

File no. C2E12.13

Map no. 26-47H



SUBJECT LANDS



(no appeal)

IN THE MATTER OF the *Planning Act*, R.S.O.
1990, as amended, section 17 and 34:

AND IN THE MATTER OF the City of Brampton
By-law 172-2000 being a by-law to amend
Comprehensive Zoning By-law 151-88, as amended
(TAFMAR HOLDINGS LIMITED – File C2E12.13)

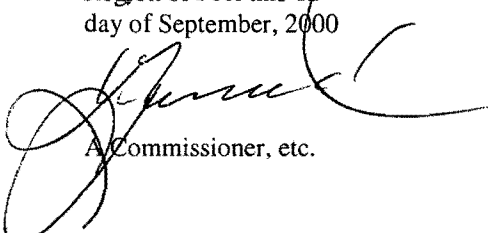
DECLARATION

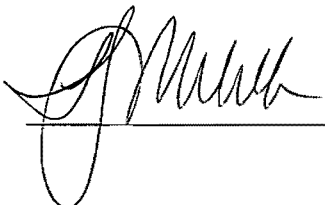
I, LEONARD JOSEPH MIKULICH, of the City of Brampton, Region of Peel, DO SOLEMNLY
DECLARE THAT:

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 171-2000 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 9th day of August, 2000, to adopt Amendment Number OP93-142 to the 1993 Official Plan of the City of Brampton Planning Area.
3. The City of Brampton approved the aforementioned Amendment on the 9th day of August, 2000.
4. By-law 172-2000 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 9th day of August, 2000.
5. Written notice of By-law 171-2000 as required by section 17(23) and By-law 172-2000 as required by section 34(18) of the *Planning Act* was given on the 22nd day of August, 2000, 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 sections 17(24) and 34(19) of the *Planning Act* on or before the final date for filing objections.
7. That in all other respects this Official Plan Amendment has been processed in accordance with all of the *Planning Act* requirements including regulations for notice.
8. That OP93-142 is deemed to have come into effect on the 12th day of September, 2000, in accordance with Section 17(27) of the *Planning Act*, R.S.O. 1990, as amended.

And I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the
City of Brampton in the
Region of Peel this 12th
day of September, 2000


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,

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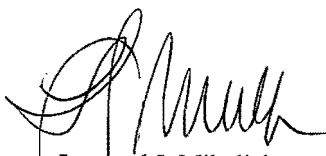
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264-99

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169-2000, 172-2000



Leonard J. Mikulich
City Clerk,
September 12, 2000