



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 185-92

To amend By-law 56-83, as amended, (Part of Lot 5, Concession 7, N.D., geographic Township of Toronto Gore)

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 changing, on Sheet Number 18 of Schedule 'A' thereto, the zoning designation of the lands shown outlined on Schedule 'A' to this by-law from AGRICULTURAL(A), SERVICE COMMERCIAL-SECTION 588 (SC-SECTION 588) and from INDUSTRIAL THREE-SECTION 570 (M3-SECTION 570) to HIGHWAY COMMERCIAL ONE-SECTION 603 (HC1-SECTION 603), SERVICE COMMERCIAL-SECTION 604 (SC-SECTION 604), and SERVICE COMMERCIAL-SECTION 605 (SC-SECTION 605), such lands being part of Lot 5, Concession 7, Northern Division, in the geographic Township of Toronto Gore.
  - (2) by adding thereto the following sections:

"603 The lands designated HC1-SECTION 603 on Sheet 18 of Schedule A to this by-law:

603.1 shall only be used for the purposes permitted by section 603.1(1), or the purposes permitted by section 603.1(2), but not for purposes permitted by section 603.1(1) in conjunction with any of the purposes permitted by section 603.1(2), or any combination of the purposes permitted by section 603.1(1) and section 603.1(2):

Either:

    - (1) (a) a motor vehicle sales, rental, leasing or service establishment, a motor vehicle repair shop, and a motor vehicle parts and accessories sales establishment;

- (b) only in conjunction with a motor vehicle sales, rental, leasing or service establishment, a motor vehicle body shop, and
- (c) purposes accessory to the other permitted purposes.

Or:

- (2) (a) an office;
- (b) only in conjunction with the uses permitted in Section 603.1(2)(a), the following purposes:
  - (i) a bank, trust company or financial institution;
  - (ii) a retail establishment having no outside storage;
  - (iii) a personal service shop;
  - (iv) a dry cleaning and laundry establishment;
  - (v) a dining room restaurant;
  - (vi) a convenience store;
- (c) a recreation facility or structure, and
- (d) purposes accessory to the other permitted purposes.

603.2 shall be subject to the following requirements and restrictions:

- (1) for an office building, a maximum floor space index of 0.75;
- (2) landscaped open space, not less than 12.0 metres in width shall be provided and maintained adjacent to and contiguous with Highway Number 7;
- (3) landscaped open space, not less than 6.0 metres in width shall be provided and maintained adjacent to and contiguous with Delta Park Boulevard;

- (4) maximum building height, except office buildings, shall be 2 storeys;
- (5) with the exception of new or used motor vehicles displayed for the purposes of sale, no outdoor storage is permitted;
- (6) all garbage and refuse storage, including any containers for the storage of recyclable materials shall be enclosed and screened from Highway Number 7;
- (7) for lots abutting Highway Number 7, one display area not more than 18 square metres in size, for one automobile will be permitted within the required landscaped open space area as set out in section 603.2(2);
- (8) minimum setback from Highway Number 7 right-of-way : 14 metres, and
- (9) maximum building height for office buildings: 12 storeys.

603.3 shall also be subject to the requirements and restrictions of the HC1 zone and the general provisions of this by-law not in conflict with those set out in section 603.2.

604 The lands designated SC-SECTION 604 on Sheet 18 of Schedule A to this by-law:

604.1 shall only be used for the purposes permitted by section 604.1(1), or the purposes permitted by section 604.1(2), but not for purposes permitted by section 604.1(1) in conjunction with any of the purposes permitted by 604.1(2), or any combination of the purposes permitted by section 604.1(1) and section 604.1(2):

Either:

- (1) (a) a motor vehicle sales, rental, leasing or service establishment, a motor vehicle repair shop, and a motor vehicle parts and accessories sales establishment;

- (b) only in conjunction with a motor vehicle sales, rental, leasing or service establishment, a motor vehicle body shop, and
- (c) purposes accessory to the other permitted purposes.

Or:

- (2) (a) a home design centre;
- (b) an office dealing specifically with home design, improvement or decorating;
- (c) only in conjunction with the uses permitted in Section 604.1(2) (a), the following purposes:
  - (i) bank, trust company, or financial institution;
  - (ii) one standard restaurant;
  - (iii) a service shop;
- (d) a recreation facility or structure;
- (e) a community club;
- (f) a garden centre sales establishment;
- (g) public or utility uses;
- (h) manufacturing, processing, assembling, packaging, repairing, fabricating, warehousing and storage within wholly enclosed buildings;
- (i) retail warehousing and other space extensive retail activities not food related, and
- (j) purposes accessory to the permitted purposes.

604.2 shall be subject to the following requirements and restrictions:

- (1) landscaped open space, not less than 12.0 metres in width shall be provided and maintained adjacent to and contiguous with Highway Number 7;

- (2) landscaped open space, not less than 6.0 metres in width shall be provided and maintained adjacent to and contiguous with Delta Park Boulevard;
- (3) landscaped open space, not less than 3.0 metres in width shall be provided and maintained adjacent to and contiguous with Tracey Boulevard;
- (4) the maximum building height shall be 2 storeys;
- (5) minimum setback from CNR right-of-way: 15 metres;
- (6) minimum setback from Highway Number 7 right-of-way: 14 metres;
- (7) with the exception of new or used motor vehicles displayed for the purposes of sale, no outdoor storage is permitted;
- (8) for lots abutting Highway Number 7, one display area, not more than 18 square metres in size, for one automobile will be permitted within the required landscaped open space area as set out in section 604.2(1), and
- (9) all garbage and refuse storage, including any containers for the storage of recyclable materials shall be enclosed and screened from Highway Number 7.

604.3 shall also be subject to the requirements and restrictions relating to the SC zone and all the general provisions of this by-law that are not in conflict with those set out in section 604.2.

605 The lands designated SC-SECTION 605 on Sheet 18 of Schedule A to this by-law:

605.1 shall only be used for the purposes permitted by section 605.1(1), or for the purposes permitted by section 605.1(2), but not for purposes permitted by section 605.1(1) in conjunction with any of the purposes permitted by section 605.1(2), or any combination of the purposes permitted by section 605.1(1) and section 605.1(2):

Either;

- (1) (a) a bank, finance company or trust company;
- (b) motor vehicle parts and accessories retail sales;
- (c) motor vehicle repair shop;
- (d) only in conjunction with another permitted use, an automated teller machine;
- (e) a motor vehicle washing establishment, and
- (f) purposes accessory to the other permitted purposes.

or:

- (2) (a) purposes permitted by section 604.1(2)

605.2 shall be subject to the following requirements and restrictions:

- (1) those uses permitted by section 604.1(2) shall be subject to the requirements and restrictions as set out in section 604.2;
- (2) for those purposes permitted by section 605.1(1), the following requirements and restrictions shall apply:
  - (a) minimum front yard depth: 5 metres;
  - (b) maximum building height: 2 storeys;
  - (c) all operations are to be carried out within enclosed buildings;
  - (d) no outdoor storage of goods or materials shall be permitted;

(e) minimum building setback from CNR right-of-way: 15 metres;

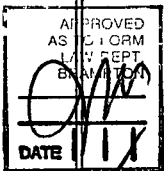
(f) all garbage containers, including containers for the storage of recyclable materials, shall be enclosed and screened from view, and

(g) landscaped open space not less than 3.0 metres shall be provided and maintained adjacent to and contiguous with Tracey Boulevard.

605.3 shall also be subject to the requirements and restrictions of the SC zone, and all the general provisions of this by-law not in conflict with those set out in section 605.2.

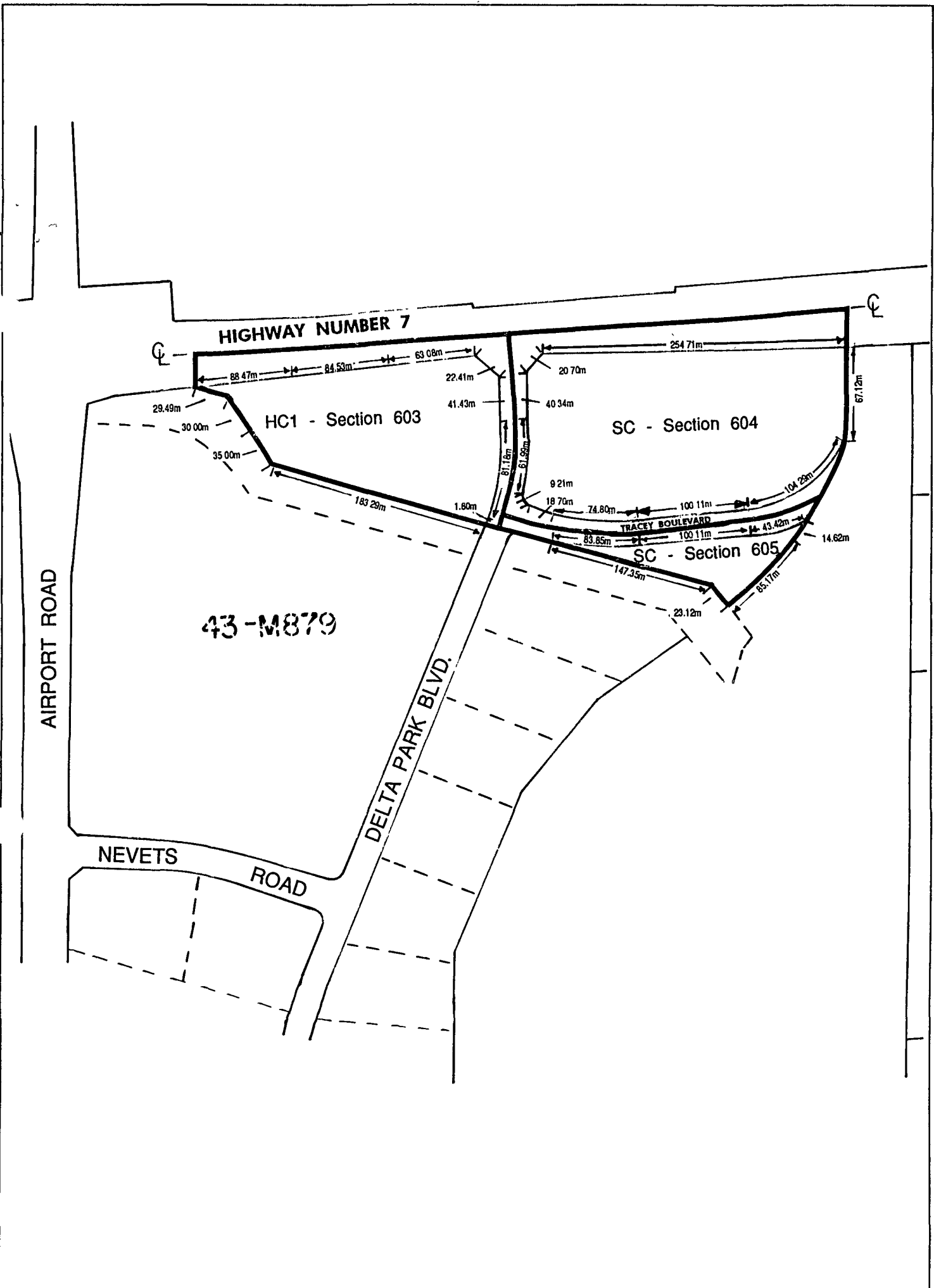
605.4 For the purposes of section 605, an Automated Teller Machine shall mean any computerized terminal which performs any or all of the following banking functions: cash withdrawals, deposits, transfer of funds, payment of bills from accounts, account balance enquiries, and credit card cash advances. An automated teller machine shall be either a free standing unit or incorporated into a building."

READ a FIRST, SECOND and THIRD TIME and PASSED in OPEN COUNCIL this 17th day of August 1992.



*Peter Robertson*  
PETER ROBERTSON - MAYOR

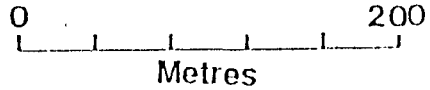
*Kathryn Zammit*  
~~LEONARD J. MCKULICH~~  
~~CITY CLERK~~  
KATHRYN ZAMMIT DEPUTY CLERK



— ZONE BOUNDARY

Ⓞ CENTRELINE OF ORIGINAL ROAD ALLOWANCE

m METRES



**PART LOT 5, CON.7 N.D.(T.G.)  
BY-LAW 56-83 SCHEDULE A**

**By-Law 185-92 Schedule A**



**CITY OF BRAMPTON**  
Planning and Development

Date: 92 03 09      Drawn by: SEJ  
File no. C7E5.6      Map no. 66.43F



