



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 199-79

A By-law to regulate and permit the use of land and the erection, use, bulk, height and location of buildings on part of Lot 6, Concession 1. W.H.S.

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

Section 1.0 - Definitions

In this By-law:

ACCESSORY BUILDING shall mean a detached building located on the same lot and used for a purpose which is incidental, subordinate and exclusively devoted to the principal use of the lot and buildings thereon, and shall include garages, sheds, barns and similar storage facilities.

ACCESSORY USE shall mean a use which is incidental, subordinate and exclusively devoted to the principal use of the lot and buildings thereon.

BUILDING shall mean any structure, whether temporary or permanent, used or erected for the shelter, accommodation or enclosure of persons, animals, materials or equipment.

BUILDING AREA shall mean the maximum projected horizontal area of a building at established grade measured to the centre of partywalls and to the outside of other walls including air wells and all other spaces within the building, but excluding open air porches, verandahs, steps, cornices, chimney breasts, fire escapes, exterior stairways, breezeways, accessory buildings, ramps and open loading platforms.

BUILDING HEIGHT shall mean the vertical distance between the established grade and:

- a) in the case of a flat roof, the highest point of the roof surface; or,
- b) in the case of a mansard roof, the deck line; or,
- c) in the case of a peaked, gabled, hip or gambrel roof, the mean height level between eaves and ridge.

BUILDING, MAIN shall mean the building in which is carried on the principal purpose for which the lot is used.

DWELLING UNIT shall mean one or more habitable rooms designed or intended for use by one or more individuals as an independent and separate housekeeping establishment in which a separate kitchen and sanitary facilities are provided for the use of such individual or individuals, with a private entrance from outside the building or from a common hallway or stairway inside the building.

LANE shall mean a public thoroughfare which affords only a secondary means of access to abutting lots and which is not intended for general circulation of traffic, and shall not include a street.

LOT shall mean a parcel of land which fronts on or abuts a street and which is permitted to be conveyed by Section 29 of The Planning Act (R.S.O. 1970, C.349, as amended).

LOT LINE shall mean any boundary of any lot.

LOT LINE, FLANKAGE shall mean the longer lot line which abuts the street on a corner lot.

LOT LINE, FRONT shall mean the line that divides a lot from the street, provided that in a case of a lot abuts two streets, the shorter lot line that abuts a street shall be deemed to be the front lot line and the longer lot line that abuts a street shall be deemed to be the flankage lot line.

LOT LINE, REAR shall mean the lot line opposite the front lot line.

LOT LINE, SIDE shall mean a lot line other than a front or rear lot line.

PARKING SPACE shall mean an area accessible from a street or a lane for parking or temporary storage of one motor vehicle but shall not include any paving of a driveway or aisle.

STREET shall mean a road, avenue, highway, thoroughfare, parkway, bridge or place owned by The Corporation of the City of Brampton, by The Regional Municipality of Peel, or by the Crown in Right of Ontario, and designed and intended for, or used by, the general public for the passage of vehicles but shall not include a public lane.

STRUCTURE shall mean anything that is erected, built, or constructed, the use of which requires location on the ground or attachment to something having location on the ground, but shall include fences which exceed 1.8 metres in height.

USE OR TO USE shall include anything that is done or permitted by the owner or occupant of any land, building or structure directly or indirectly or by or through any trustee, tenant, servant or agent acting for or with the knowledge or consent of such owner or occupant for the purpose of making use of the said land, building or structure.

YARD shall mean an open portion of the land on the same lot with the main building or structure, unoccupied and unobstructed except as specifically permitted elsewhere in this By-law, and located between the main building and one of the lot lines of the said lot.

YARD, FRONT shall mean a yard extending across the full width of a lot between the front lot line and the nearest main wall of any building or structure on the lot.

YARD, REAR shall mean a yard extending across the full width of the lot between the rear lot line and the nearest main wall of any building or structure on the lot.

YARD, SIDE shall mean a yard extending from the front yard to the rear yard of a lot between a side lot line and the nearest main wall of any building or structure on the lot.

YARD, EXTERIOR SIDE shall mean a side yard immediately adjoining a street.

YARD, INTERIOR SIDE shall mean a side yard other than an exterior side yard.

Section 2.0 - General Provisions

2.1 No person, within the area shown outlined on Schedule A hereto attached, shall use land, or erect or use any building or structure, or change the dimensions of any building or structure, except in conformity with the provisions of this By-law.

2.2 Every part of any yard required by this By-law shall be opened and unobstructed by any structure from the ground to the sky provided, however, that the structures listed in Section 2.2.1 shall be permitted to project into the minimum yards indicated for the distances specified.

2.2.1 STRUCTURE	YARD	MAXIMUM PROJECTION INTO YARD
Sills, belt courses cornices, gutters chimney, pilasters, eaves, parapets or canopies	Any Yard	0.5 metre

2.4 Notwithstanding the yard and setback provisions of this By-law to the contrary, drop awnings, flag poles, fences, retaining walls, signs or similar accessory uses erected in accordance with the provisions of the By-law shall be permitted in any required yard or in the area between the street line and the required setback.

- 2.5 Height regulations in this By-law do not apply to television or radio antennae, ventilators, skylights or chimneys.
- 2.6 No sign, billboard or poster shall be erected in any zone except in compliance with the 'Sign By-law' of the City of Brampton.
- 2.7 The following requirements for parking space shall apply:
- a) the parking area shall be surfaced with a hard surface and dustless materials.
 - b) each parking space shall be a rectangular area measuring not less than 2.75 metres (9 feet) in width and 6.1 metres (20 feet) in length.
 - c) each parking space shall have unobstructed access through a driveway not less than 6.1 metres (20 feet) leading to a street.

Section 3.0 - Permitted Uses and Requirements

3.1 Permitted Uses

No land shall be used and no building or structure shall be erected or used within the area shown outlined on Schedule A except for the following purpose:

- a) a beauty salon or barber shop,
- b) a dwelling unit, to be occupied by not more than one person
- c) use accessory to the above.

3.2 Yard and Setback Requirements

Minimum front, rear and side yards and setbacks shall be provided as shown on Schedule A.

3.3 Building Requirement

- a) The height of any building shall not be greater than 5.18 metres (17 feet)
- b) All buildings, including the accessory building shall be located within the Building Area as shown on Schedule A. hereto attached.

Section 4.0-Off Street Parking

- 4.1 A minimum of 6 customer parking spaces shall be provided and located in the Customer Parking Area as shown on Schedule A.
- 4.2 A minimum of 3 off-street parking spaces shall also be provided on the site outside the Customer Parking Area.

Section 7.0 - Schedule

Schedule A hereto attached forms part of this By-law.

Section 8.0 - Administration

8.1 Administration and Enforcement

This By-law shall be administered by the Commissioner of Buildings and By-law Enforcement and such other persons that may from time to time be appointed by resolution or by-law of Council.

8.2 Violation and Penalty

Every person who contravenes any of the provisions of this by-law is guilty of an offence and any upon summary conviction shall be liable to a fine of not more than One Thousand (\$1,000.00), exclusive of costs, in respect of each offence.

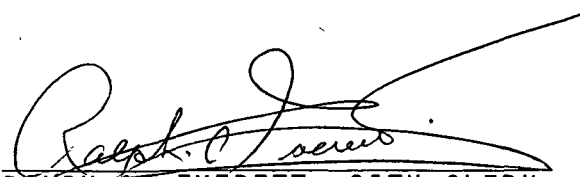
8.3 By-laws 1827 of the former Town of Brampton and 25-79 of the City of Brampton no longer apply to the lands to which this By-law applies.

8.4 This By-law shall not come into force without the approval of the Ontario Municipal Board.

READ a FIRST, SECOND and THIRD TIME and Passed in Open Council

this 7th day of August 1979

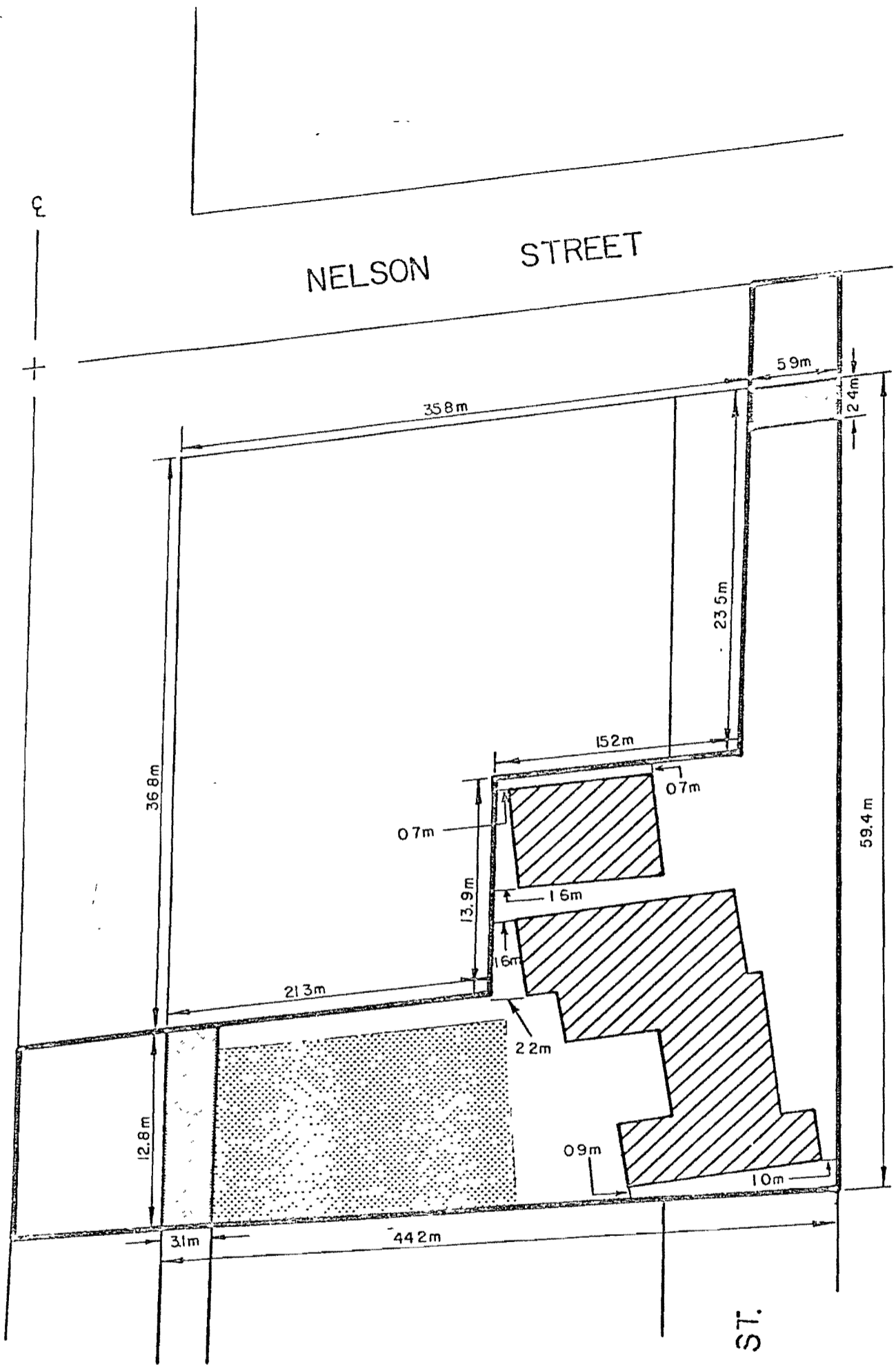

JAMES E. ARCHDEKIN, MAYOR




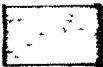

RALPH A. EVERETT, CITY CLERK

McMURCHY AVENUE

NELSON STREET

HAGGERT ST.
(closed)



-  ZONE BOUNDARY
-  BUILDING AREA
-  CUSTOMER PARKING AREA
-  ROAD WIDENING

PART OF LOT 6, CON. 1 W.H.S.



CITY OF BRAMPTON
Planning and Development

BY-LAW 199-79 SCHEDULE A

1:360

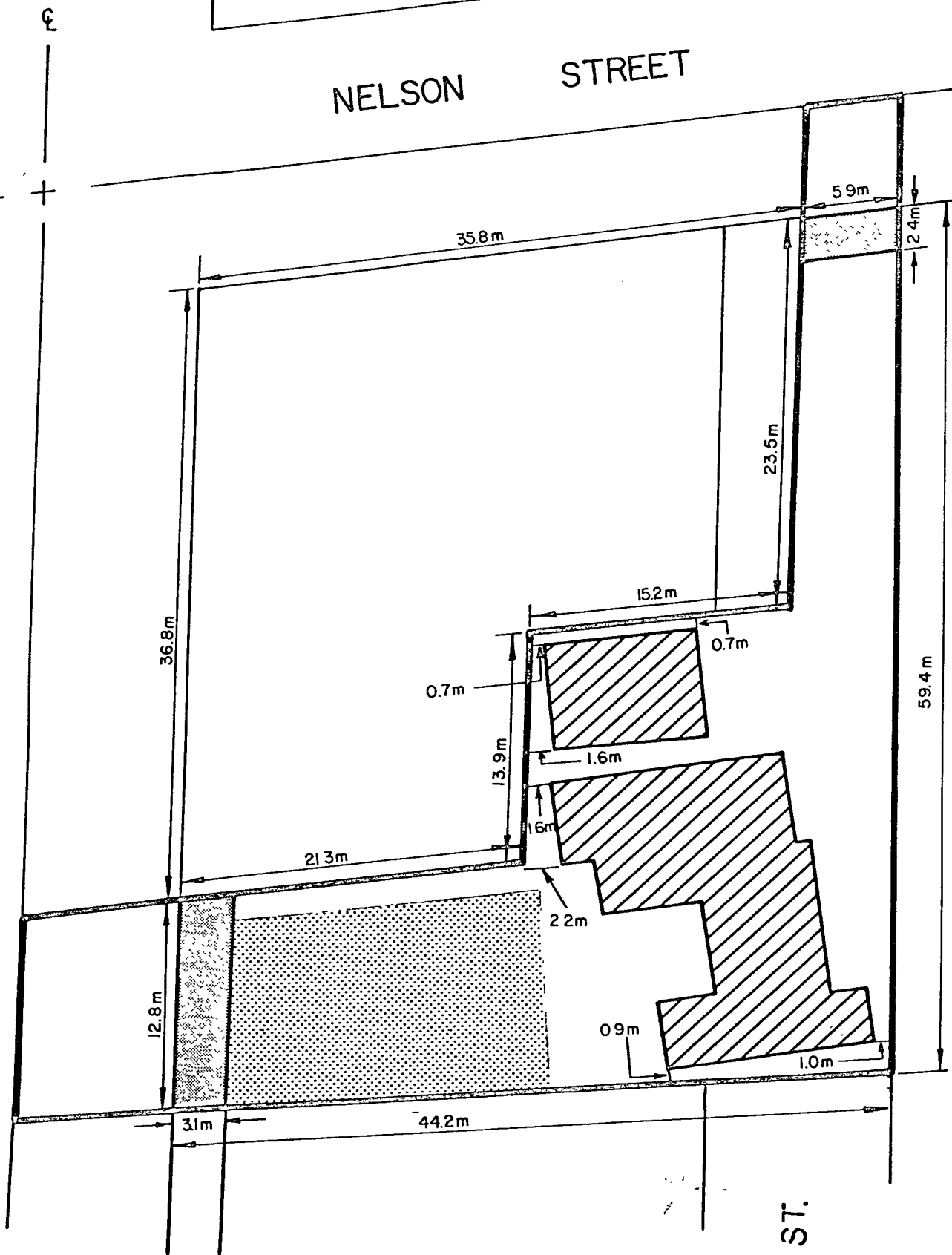
Date: JULY 5, 1979 Drawn by: C.K.





42-580

McMURCHY AVENUE

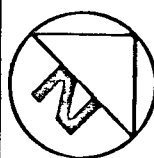
NELSON STREET

HAGGERT ST.
(closed)



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Planning and Development

BY-LAW 199-79 SCHEDULE A

1:360

Date: JULY 5, 1979

Drawn by: C.K.

File no CIW617

Map no 42-38C

42-38C



R 793338

Ontario Municipal Board

IN THE MATTER OF Section 35 of
The Planning Act (R.S.O. 1970,
c. 349),

- and -

IN THE MATTER OF an application
by The Corporation of the City
of Brampton for approval of
its Restricted Area By-law 199-79

B E F O R E :

P.G. WILKES)
Member)

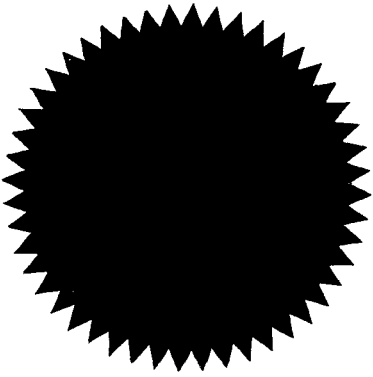
- and -)

M.D. HENDERSON)
Member)

Monday, the 24th day of
September, 1979

No objections to approval having been received
as required;

THE BOARD ORDERS that By-law 199-79 is
heraby approved.



SECRETARY

ENTERED	
O. B. No.....	R79-6
Folio No.....	154
SEP 26 1979	
SECRETARY, ONTARIO MUNICIPAL BOARD	

PASSED August 7th 1979



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No. 199-79

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