



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 201-84

To amend By-law 861, (part of Lot 10, Concession 1, E.H.S., geographic Township of Chinguacousy).

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

1. By-law 861, as amended, and as specifically amended by By-law 157-83, is hereby further amended by changing the zoning classification of the lands shown outlined on Schedule A to this by-law from RESIDENTIAL R5 - SECTION 364 (R5 - SECTION 364) and RESIDENTIAL R5 HOLDING - SECTION 364 (R5 - SECTION 364 (H)) to RESIDENTIAL R5 - SECTION 411 (R5 - SECTION 411) and RESIDENTIAL R5 HOLDING - SECTION 411 (R5 - SECTION 411 (H)).
2. Schedule A to this by-law is hereby attached to By-law 861 as part of Schedule A, and forms part of By-law 861.
3. By-law 861, as amended, is hereby further amended by adding thereto the following sections:

"411.1 The lands designated R5 - Section 411 on Schedule A to this by-law:

411.1.1 shall only be used for:

- (a) one family detached dwellings;
- (b) purposes accessory to the other permitted purposes.

411.1.2 shall be subject to the following requirements and restrictions:

(a) Minimum Lot Area:

Interior Lot	366 square metres
Corner Lot	456 square metres.

- (b) Minimum Lot Frontage:
- | | |
|--------------|-------------|
| Interior Lot | 12.2 metres |
| Corner Lot | 15.2 metres |
- (c) Minimum Lot Depth: 30 metres
- (d) Minimum Front Yard Depth:
- | | |
|-----------------------------------|------------|
| (1) to main wall of building | 4.5 metres |
| (2) to front of garage or carport | 6 metres |
- (e) Minimum Side Yard Width: 1.2 metres
- (f) Minimum Width for a Side Yard Flanking a Road Allowance: 3 metres
- (g) Minimum Rear Yard Depth: 7.5 metres
- (h) Maximum Building Height: 10.5 metres
- (i) Driveway Location: no driveway on a corner lot shall be located closer than 6 metres to the intersection of the street lines, as projected.
- (j) Minimum Number of Parking Spaces per Dwelling Unit: two, one of which must be located in a garage.
- (k) Minimum Front Yard Landscaped Open Space: 50% of the front yard area.
- (l) Accessory buildings
- (1) shall not be used for human habitation;
 - (2) shall not be less than 0.6 metres from any lot line;
 - (3) shall not exceed 4.5 metres in height in the case of a peaked roof;
 - (4) shall not exceed 3.5 metres in height in the case of a flat roof;
 - (5) shall not be erected in a front yard, a flankage side yard or within the minimum required side yard;

(6) shall not exceed a gross floor area of 15 square metres, unless it is a detached garage, in which case the maximum gross floor area permitted is 24 square metres.

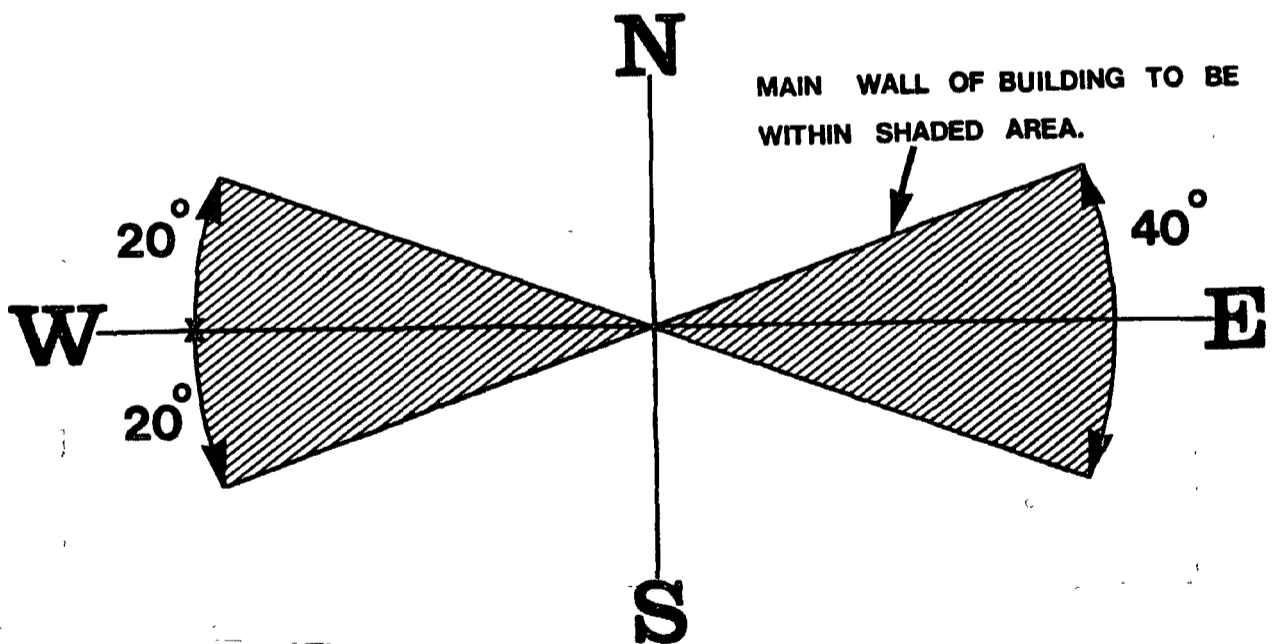
(m) Swimming pools

- (1) shall not be located in the front yard;
- (2) shall not occupy more than 50% of the area of the yard containing the pool;
- (3) shall be at least 1.2 metres from any lot line or easement.

(n) (1) Where the zone symbol for land shown on Schedule A is followed by the symbol "(S1)", the following restrictions and requirements shall also apply to that land:

(a) Each dwelling unit shall be constructed so that the vertical plane of the main wall facing south shall not vary from the east-west axis by more than 20 degrees north or south of due east or by more than 20 degrees north or south of due west (see Figure 1).

FIGURE 1



(b) In the event of conflict between the restrictions and requirements of this section and any others relating to that land, the restrictions and requirements imposed by this section shall prevail.

(2) (a) Where the zone symbol for land shown on Schedule A is followed by the symbol "(S2)", the following restrictions and requirements shall also apply to that land:

The height of any buildings, structures or fences which are opaque or translucent, and coniferous vegetation, shall at no point exceed a place which meets, at 0.6 metres above grade, and at an angle of 71.5 degrees, a vertical plane located on the abutting lot to the north, at a distance from that lot's rear line equal to the minimum rear yard depth for that lot to the north (see Figures 2 and 3).

FIGURE 2

MAXIMUM BUILDING HEIGHT

← NORTH

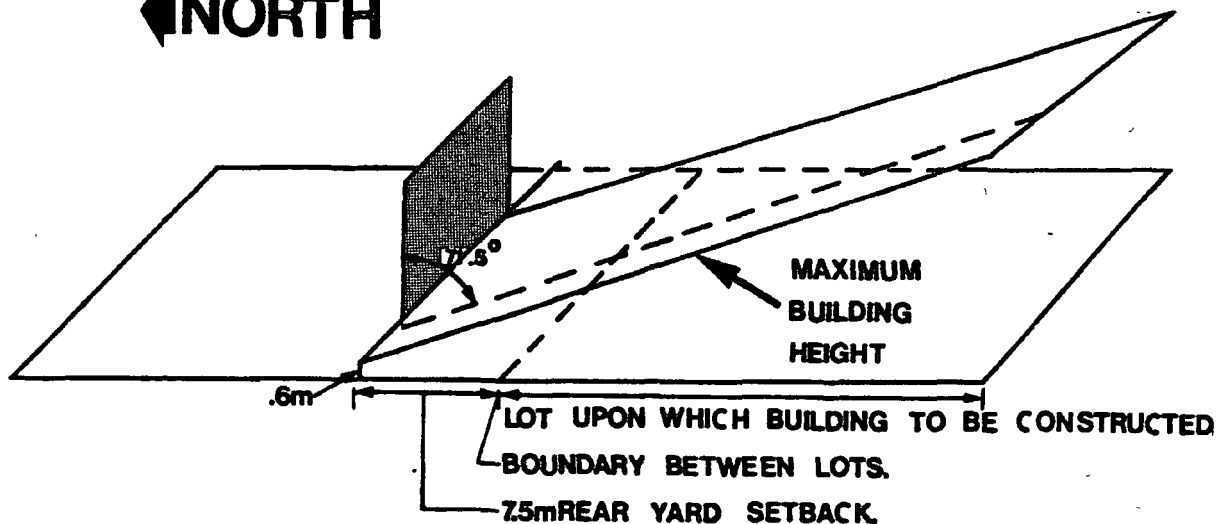
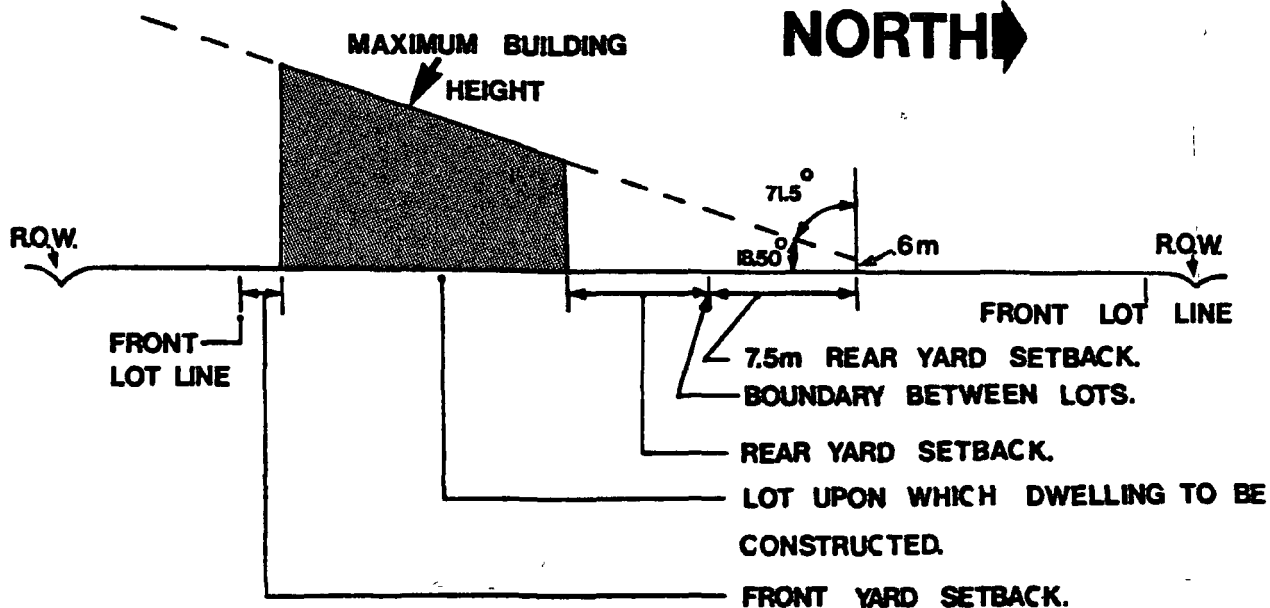


FIGURE 3

NORTH →



(b) In the event of conflict between the restrictions and requirements of this section and any others relating to that land, the restrictions and requirements imposed by this section will prevail.

(3) (a) Where the zone symbol for land shown on Schedule A is followed by the symbol "(S3)", the restrictions and requirements set out in both sections 411.1.2(n)(1) and 411.1.2(n)(2) shall also apply to that land.

(b) In the event of conflict between the restrictions and requirements of this regulation and any others relating to that land, the restrictions and requirements imposed by this regulation shall prevail.

411.1.3 shall also be subject to the requirements and restrictions relating to the R5 zone which are not in conflict with the ones set out in section 411.1.2.

411.2 For the purposes of section 411,

Corner Lot shall mean a lot situated at the intersection of and abutting upon two or more streets provided that the angle of intersection of such streets is not more than 135 degrees.

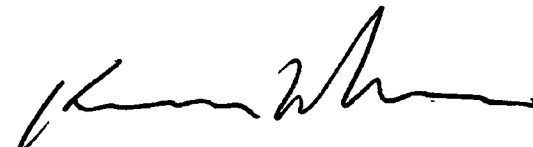
East-West Axis shall mean a direction along a line drawn between due east and due west.


Interior Lot shall mean a lot other than a corner lot.

North shall mean a range extending from 45 degrees to the east of due north to 45 degrees to west of due north.

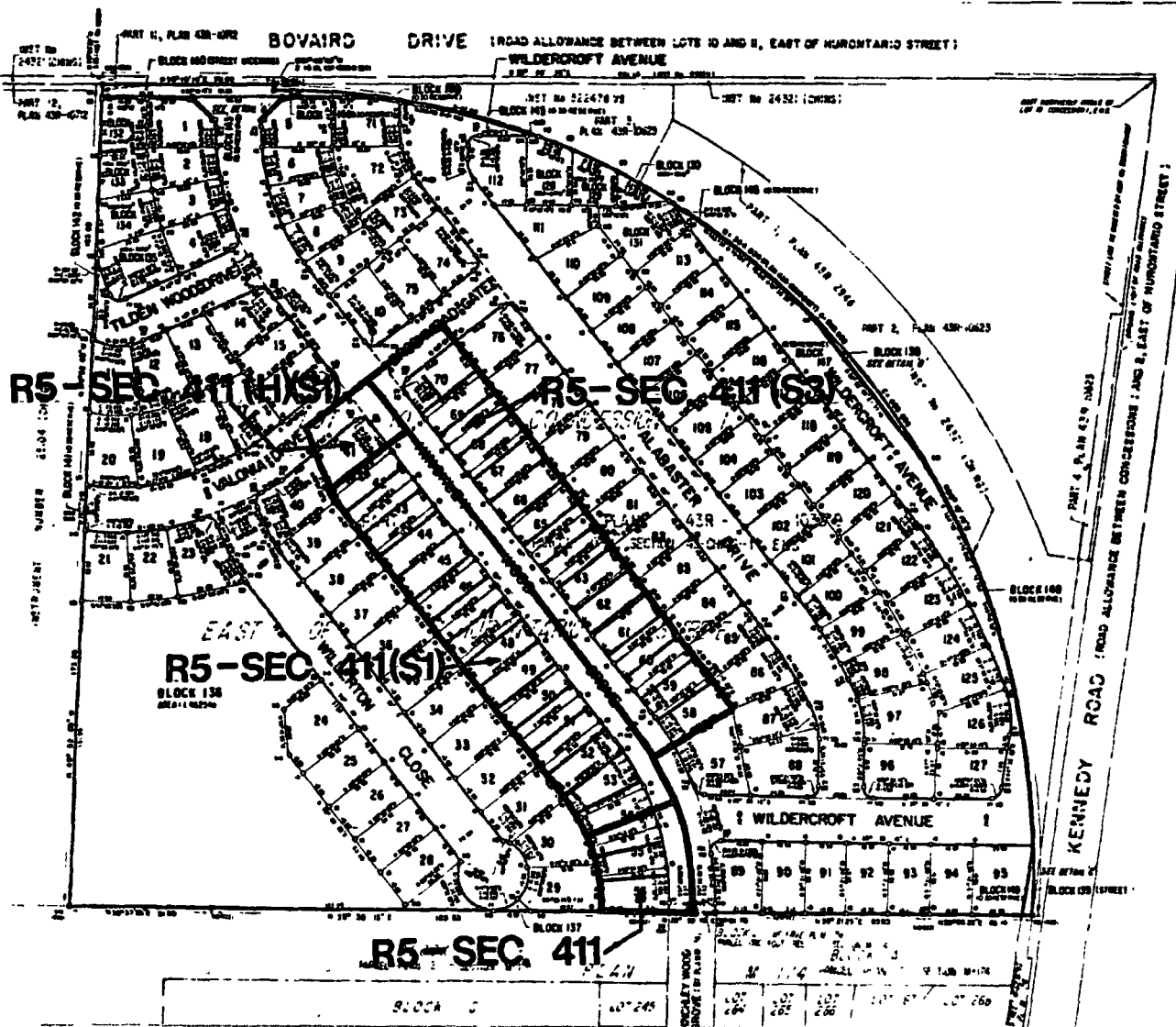
READ a FIRST, SECOND and THIRD TIME and Passed in Open Council.

This Thirteenth day of August, 1984.


KENNETH G. WHILLANS - MAYOR


RALPH A. EVERETT - CLERK

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON
DATE: 8/17/84



PART LOT 10, CONCESSION 1 E.H.S.
 BY-LAW 861 SCHEDULE A



CITY OF BRAMPTON
 Planning and Development

By-Law 201-84 Schedule A

1:3000

Date: 84 04 04 Drawn by: RB
 File no. CI E10.6 Map no. 43-53D

IN THE MATTER OF the Planning Act,
1983, section 34;

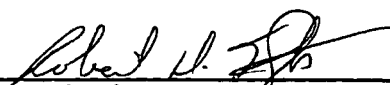
AND IN THE MATTER OF the City of
Brampton By-law 201-84.

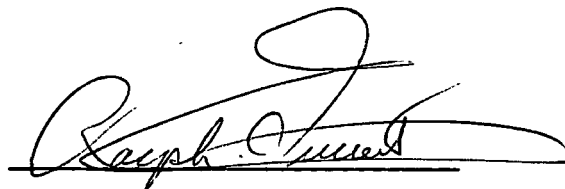
DECLARATION

I, RALPH A. EVERETT, of the City of Brampton, in the 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 201-84 was passed by the Council for the
Corporation of the City of Brampton at its meeting
held on August 13th, 1984.
3. Written notice of this by-law as required by
section 34 (17) of the Planning Act, 1983 was
given on August 23rd, 1984 in the manner and in
the form and to the persons and agencies
prescribed by the Planning Act, 1983.
4. No notice of appeal under section 34(18) of the
Planning Act, 1983 has filed with me to the date
of this declaration.

DECLARED before me at the City of)
Brampton in the Region of Peel)
this 19th day of September, 1984.)


A commissioner, etc.



ROBERT D. TUFTS, a Commissioner,
etc., Judicial District of Peel, for The
Corporation of the City of Brampton.
Expires May 25th, 1985.