



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

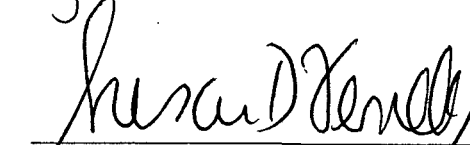
Number 224-2002


To adopt Amendment Number OP93- 194  
to the Official Plan of the City  
of Brampton Planning Area

The Council of the Corporation of the City of Brampton, in accordance with the provisions of the Planning Act, R.S.O. 1990, c.P.13, hereby ENACTS as follows:


1. Amendment Number OP93- 194 to the Official Plan of the City of Brampton Planning Area is hereby adopted and made part of this by-law.

READ a FIRST, SECOND AND THIRD TIME, and PASSED, in OPEN COUNCIL, this 14<sup>th</sup> day of August, 2002.

  
 \_\_\_\_\_  
 SUSAN FENNELL - MAYOR

  
 \_\_\_\_\_  
 LEONARD J. MIKULICH - CLERK

Approved as to Content:

  
 \_\_\_\_\_  
 John B. Corbett, MCIP, RPP  
 Director of Planning and Land Development Services

APPROVED  
 AS TO FORM  
 LAW DEPT.  
 BRAMPTON  
 \_\_\_\_\_  
 DATE 1/30/02

AMENDMENT NUMBER OP 93- 194.  
TO THE OFFICIAL PLAN OF THE CITY  
OF BRAMPTON PLANNING AREA

1.0 Purpose:

The purpose of this amendment is to facilitate the development of the lands that at the north-west corner of Wanless Drive and Hurontario Street for Highway and Service Commercial uses. The existing cemetery at the immediate corner will remain.

2.0 Location

The lands subject to this amendment comprise a 0.82 hectare (2.0 acre) vacant parcel of land located on the north side of Wanless Drive and on the west side of Hurontario Street. The lands are within Part of Lot 16, Concession 1, W.H.S.

3.0 Amendment and Policies Relative Thereto:

3.1 The document known as the Official Plan of the City of Brampton Planning Area is hereby amended:

- 1) by adding to the list of amendments pertaining to Secondary Plan Area Number 1, Chapter 1(a): the Snelgrove Area Secondary Plan, as set out in Part II: Secondary Plans, Amendment Number OP93- 194

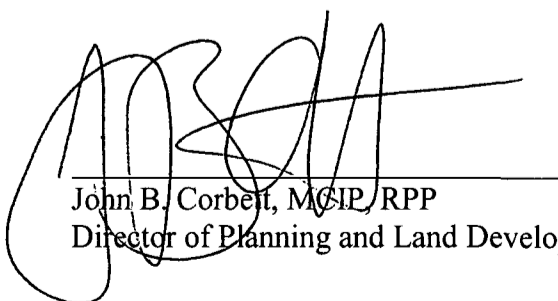
3.2 The portions of the document known as the 1984 Official Plan of the City of Brampton Planning Area which remain in force, as they relate to the Snelgrove Secondary Plan (being Chapter 1(a) of Part IV-Secondary Plans, as amended) are hereby further amended:

- (1) by changing on Schedule SP1 (A) thereto, the land use designation of the lands shown outlined on Schedule A to this amendment from "Low Density Residential-Snelgrove North & West" and "Special Policy Area Four" to "Highway and Service Commercial."

- (2) By adding the following policy:

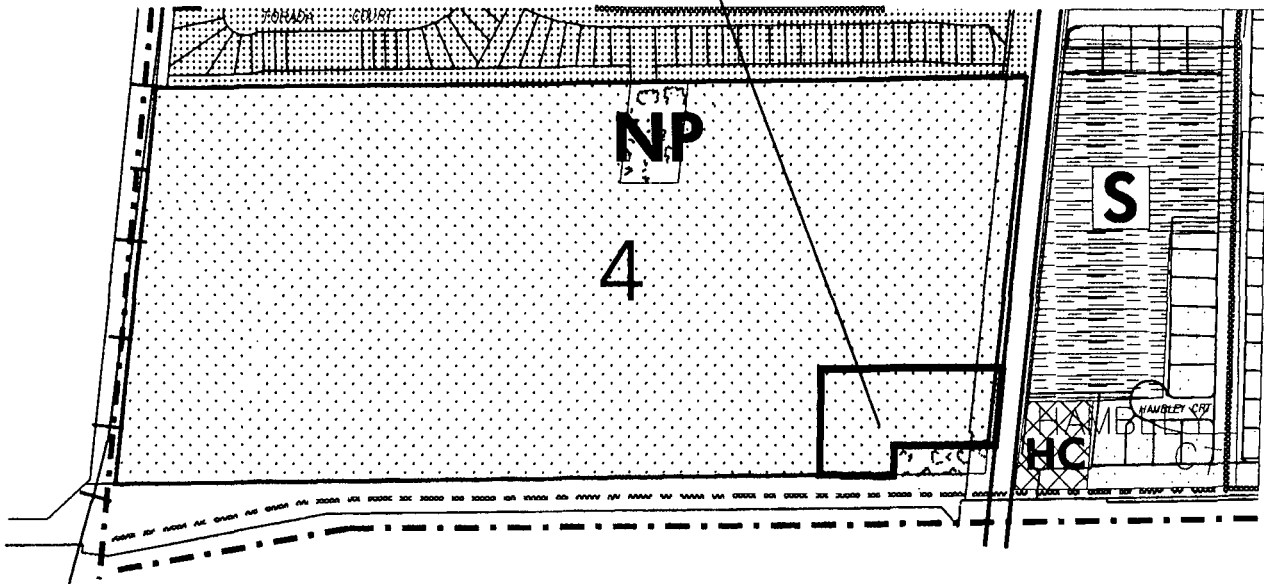
"6.3.4 The lands designated Highway and Service Commercial at the northwest corner of Hurontario Street and Wanless Drive shall not permit any drive through facilities. In addition, any development of the lands surrounding the existing cemetery at the immediate north-west corner of Hurontario Street and Wanless Drive, shall provide buffering around the periphery of the cemetery parcel which shall include: a minimum three (3) metre landscaped buffer and, the construction and installation of a retaining wall and a minimum 1.2 metre high fence with a lockable gate.

Approved as to Content:







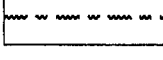

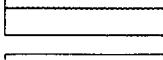




John B. Corbett, MCIP, RPP  
Director of Planning and Land Development Services

**LANDS TO BE REDESIGNATED FROM "LOW DENSITY RESIDENTIAL - SNELGROVE NORTH & WEST AND SPECIAL POLICY AREA NUMBER FOUR" TO "HIGHWAY AND SERVICE COMMERCIAL"**

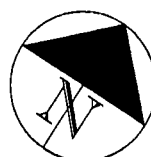


EXTRACT FROM SCHEDULE SP1(A) OF THE DOCUMENT KNOWN AS THE SNELGROVE SECONDARY PLAN

-  Low Density Residential - Snelgrove East
-  Low Density Residential - Snelgrove North & West
-  Highway Commercial
-  Highway and Service Commercial
-  Public Open Space
-  Neighbourhood Park
-  Major Collector Road
-  Minor Collector Road
-  Local Road
-  Snelgrove Secondary Plan Area Boundary
-  Special Policy Area Number 4

**OFFICIAL PLAN AMENDMENT OP93 #. 194**  
(224-2002)

**Schedule A**



**CITY OF BRAMPTON**  
Planning and Building

Date: 2002 06 13

Drawn by: CJK

File no. C1W16.16

Map no. 6-35M

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

AND IN THE MATTER OF the City of Brampton By-law  
224-2002 being a by-law to adopt Official Plan Amendment  
OP93-194 (Wanless Lands Inc. File C1W16.16)

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 224-2002 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 14<sup>th</sup> day of August, 2002, to adopt Amendment Number OP93-194 to the 1993 Official Plan of the City of Brampton Planning Area.
3. The City of Brampton approved the aforementioned Amendment on the 14<sup>th</sup> day of August, 2002.
4. Written notice of By-law 224-2002 as required by section 17(23) was given on the 28<sup>th</sup> day of August, 2002, in the manner and in the form and to the persons and agencies prescribed by the Planning Act, R.S.O. 1990 as amended.
5. No notice of appeal was filed under section 17(24) of the *Planning Act* on or before the final date for filing objections.
6. In all other respects this Official Plan Amendment has been processed in accordance with all of the Planning Act requirements including regulations for notice.
7. OP93-194 is deemed to have come into effect on the 18<sup>th</sup> day of September, 2002, 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     )  
18<sup>th</sup> day of September, 2002.     )

  
A Commissioner, etc.

  
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**EILEEN MARGARET COLLIE, A Commissioner  
etc. Regional Municipality of Peel for  
The Corporation of The City of Brampton  
Expires March 23, 2005.**