



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 228-80

To amend By-law 861, as amended by By-law 877 and as further amended, to regulate the use of part of Lot 8, Concession 3, East of Hurontario Street, in the former Township of Chinguacousy now in the City of Brampton.

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

1. Schedule A of By-law 861, as amended, being the Restricted Area By-law of the former Township of Chinguacousy, is hereby amended by changing the zoning designations of the lands shown outlined on Schedule A attached to this By-law from AGRICULTURAL ZONE ONE (A1) to RESIDENTIAL MULTIPLE RMA-SECTION 278 (RMA-SECTION 278) and CONSERVATION AND GREENBELT (G).
2. Schedule A of 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 is amended by adding the following section:

"278.1 The lands designated R7-SECTION 278 on Schedule A hereto attached:

278.1.1 shall be used for the following purposes:

- (a) single family detached dwelling
- (b) semi-detached dwelling
- (c) use accessory to the above

278.1.2 shall be subject to the following requirements and restrictions:

- (a) minimum lot area per dwelling unit:
 - (i) interior lot - 278 square metres
 - (ii) exterior lot - 371 square metres
- (b) minimum lot depth - 30 metres
- (c) minimum lot frontage per dwelling unit - 9 metres

(d) minimum front yard depth/width - 6 metres

(e) minimum rear yard depth/width - 7.6 metres

(f) minimum side yard width:

(i) for single family detached dwelling:

(1) a side yard other than a side yard abutting a street, a public park or a walkway may be reduced to zero metres.

(2) the minimum distance between detached buildings shall not be less than 1.8 metres.

(3) in no event shall the total width of both side yards on any lot be less than 2.1 metres.

(4) the minimum width of a side yard abutting a public park or a walkway shall be 1.2 metres for the first storey, or part thereof, plus 0.6 metres for each additional storey or part thereof.

(ii) for semi-detached dwelling:

1.2 metres for the first storey or part thereof, plus 0.6 metres for each additional storey or part thereof.

(g) minimum exterior side yard width: 3 metres.

(h) maximum building height: 10.5 metres

(i) minimum landscaped open space:

50% of the front yard, in the case of an interior lot, 60% of the front yard, in the case of an exterior lot, or 40% of the front yard, in the case of a lot where the side lot lines converge towards the front lot line.

(j) driveway location:

no driveway shall be located within 3 metres of the intersection of two streets.

(k) minimum parking space per dwelling unit: 2, one of which must be located in a garage.

(l) accessory buildings shall be subject to the following requirements and restrictions:

(A) shall not be used for human habitation

(B) shall not exceed 4.5 metres in height, in the case of a peaked roof

(C) shall not exceed 3.5 metres in height in the case of a flat roof

(D) shall not be constructed in a front yard, a flankage side yard or within the minimum required side yard

(E) shall not be less than 0.6 metres from any lot line, and

(F) shall not have a gross floor area in excess of 15 square metres unless it is a detached garage, in which case the maximum permitted gross floor area is 22 square metres

(m) swimming pools shall be subject to the following requirements and restrictions:

(A) The minimum distance of any in-ground or above-ground swimming pool from a lot line or easement shall be 1.2 metres

(B) The maximum coverage by the pool is not to exceed 50% of the area of the yard containing the in-ground or above-ground swimming pool

(C) In-ground or above-ground swimming pools shall only be permitted in the rear or side yards

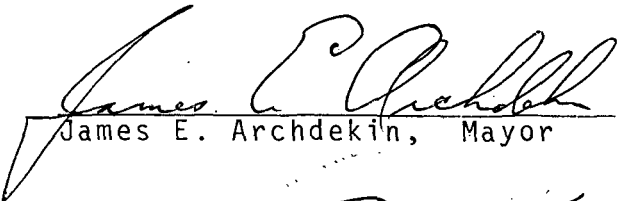
278.1.3 shall also be subject to the requirements and restrictions relating to the RMA zone which are not in conflict with the ones set out in Section 278.1.2.

278.2 For the purposes of SECTION 278

Dwelling, semi-detached shall mean a building which is divided vertically by a common main wall into 2 separate dwelling units with at least 50% of the above grade area of one side wall of each dwelling unit attached, or joined to the other."

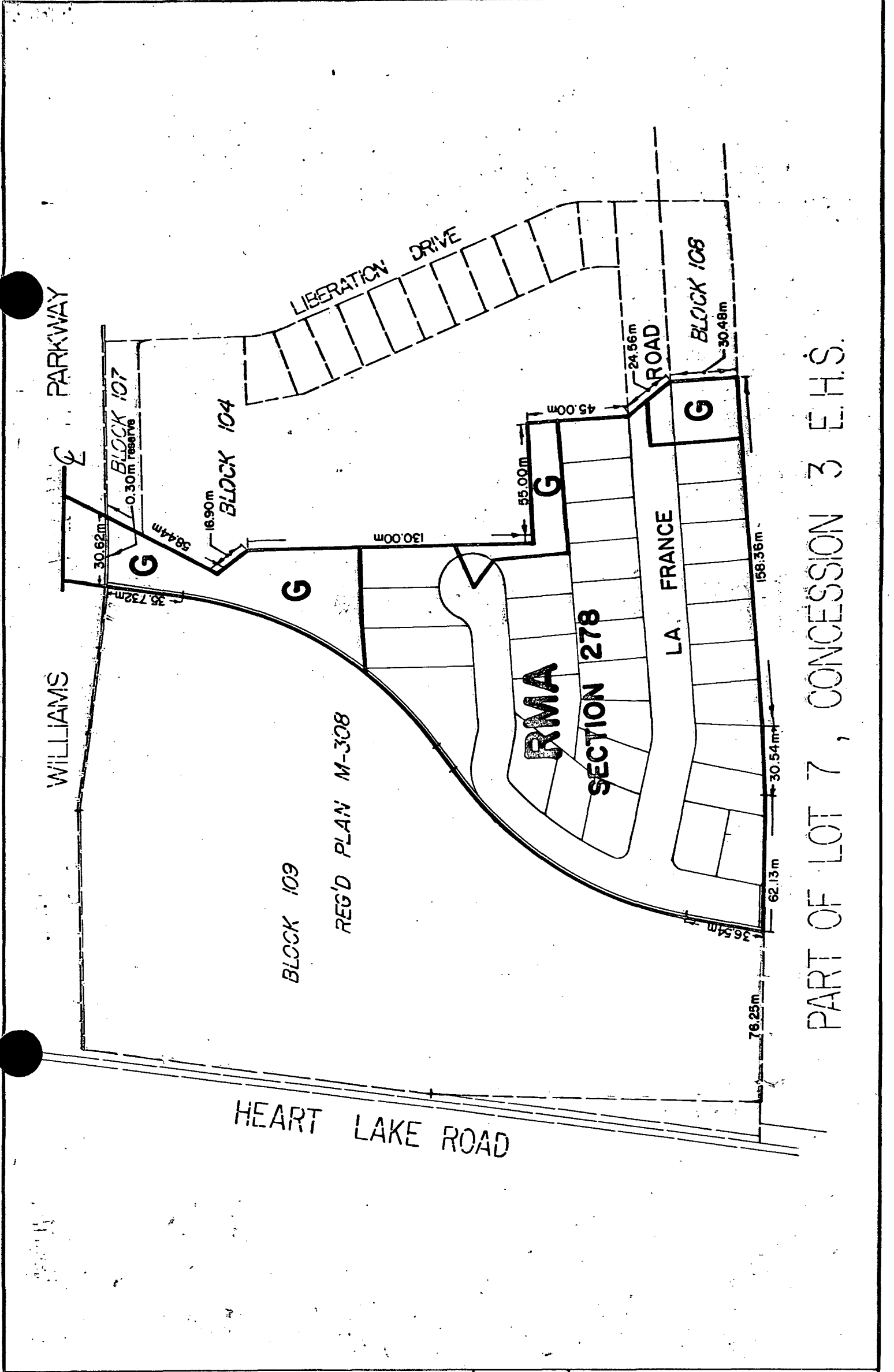
READ a FIRST, SECOND and THIRD TIME and Passed in Open Council

this 11th day of August, 1980.


James E. Archdekin, Mayor

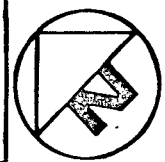

Ralph A. Everett, Clerk

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON

PART OF LOT 7, CONCESSION 3 E.H.S.

Part Lot 8, Concession 3 E.H.S.
 By-Law 861 Schedule A
 BY-LAW 228-80 SCHEDULE A



CITY OF BRAMPTON
 Planning and Development

1:1984

Date: 1980 07 11 Drawn by: J.M.d
 File no. C3E8.2A Map no. 45-10C

PASSED August 11, 19 80



BY-LAW

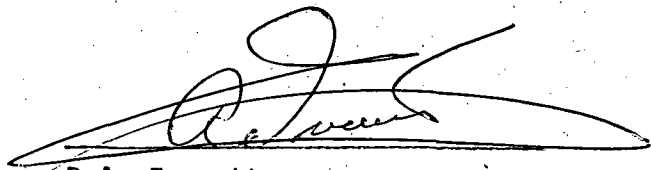
No. 228-80

To amend By-law 861, as amended by By-law 877 and as further amended, to regulate the use of part of Lot 8, Concession 3, E.H.S. in the former Township of Chinguacousy now in the City of Brampton.

CERTIFICATE UNDER SECTION 35(27) OF THE PLANNING ACT

I, RALPH A. EVERETT, hereby certify that the notice for By-law 228-80 of the Corporation of the City of Brampton, passed by the Council of the Corporation on the 11th day of August, 1980 was given in the manner and form and to the persons prescribed by regulation made by the Lieutenant Governor-in-Council under subsection 24 of section 35 of The Planning Act. I also certify that the 21 day objection period expired on September 23rd, 1980 and to this date no notice of objection or request for a change in the provisions of the by-law has been filed by any person in the office of the clerk.

Dated at the City of Brampton this 1st day of October, 1980.



R.A. Everett
City Clerk

NOTE: Subsection 35(25) of The Planning Act (R.S.O. 1970, c.349, as amended) provides as follows:

Where an official plan is in effect in a municipality and notice is given in the manner and form and to the persons prescribed by the regulations and no notice of objection has been filed with the clerk of the municipality within the time prescribed by the regulations, the by-law thereupon comes into effect.

NOTICE OF THE PASSING of a By-law by The Corporation of the City of Brampton to regulate land use pursuant to Section 35 of The Planning Act.

TAKE NOTICE that the Council of The Corporation of the City of Brampton has passed By-law 228-80 on the 11th day of August, 1980, pursuant to the provisions of Section 35 of The Planning Act.

The following Schedules are attached hereto:

1. Schedule 1, being a copy of By-law 228-80
2. Schedule 2, consisting of the following:
 - i) An explanation of the purpose and effect of the by-law.
 - ii) A key map which shows the location of the lands to which the by-law applies.
3. Schedule 3, being a statement from the Commissioner of Planning and Development of the City of Brampton indicating that by-law 228-80 is in conformity with the Official Plan for the City of Brampton Planning Area.

ANY PERSON INTERESTED MAY, within twenty-one days after the date of the mailing, personal service or publication of this Notice, file with the Clerk of The Corporation of the City of Brampton Notice of an Objection to the approval of the said By-law or part thereof together with details of all or that portion of the By-law to which there is objection and detailed reasons thereof.

ANY PERSON wishing to support the application for approval of the By-law may, within twenty-one days after the date of the mailing, personal service or publication of this Notice, file with the Clerk of The Corporation of the City of Brampton Notice of Support of the application for approval of the said By-law.

If no Notice of Objection has been filed with the Clerk of the municipality within the time provided, the By-law thereupon comes into effect and does not require the approval of the Ontario Municipal Board.

If a Notice of Objection has been filed with the Clerk of the municipality within the time provided, the By-law shall be submitted to the Ontario Municipal Board and the By-law does not come into effect until approved by the Ontario Municipal Board.

THE LAST DAY FOR FILING OBJECTIONS IS SEPTEMBER 23RD, 1980

THE OBJECTION MUST BE RECEIVED BY THIS DATE IN ORDER TO BE VALID.

DATED at the City of Brampton this 2nd day of September, 1980

R. A. Everett
City Clerk
City of Brampton
150 Central Park Drive
Brampton, Ontario
L6T 2T9



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 228-80

To amend By-law 861, as amended by By-law 877 and as further amended, to regulate the use of part of Lot 8, Concession 3, East of Hurontario Street, in the former Township of Chinguacousy now in the City of Brampton.

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

1. Schedule A of By-law 861, as amended, being the Restricted Area By-law of the former Township of Chinguacousy, is hereby amended by changing the zoning designations of the lands shown outlined on Schedule A attached to this by-law from AGRICULTURAL ZONE ONE (A1) to RESIDENTIAL MULTIPLE RMA-SECTION 278 (RMA-SECTION 278) and CONSERVATION AND GREENBELT (G).
2. Schedule A of 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 is amended by adding the following section:

"278.1 The lands designated R7-SECTION 278 on Schedule A hereto attached:

278.1.1 shall be used for the following purposes:

- (a) single family detached dwelling
- (b) semi-detached dwelling
- (c) use accessory to the above

278.1.2 shall be subject to the following requirements and restrictions:

(a) minimum lot area per dwelling unit:

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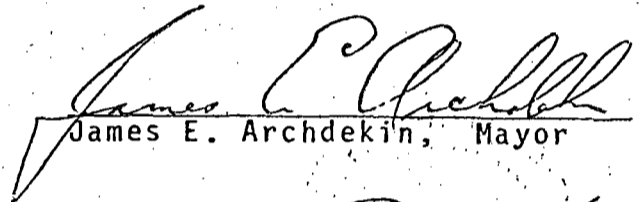
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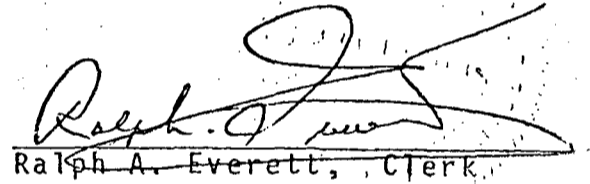
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READ a FIRST, SECOND and THIRD TIME and Passed in Open Council

this 11th day of August, 1980.


James E. Archdekin, Mayor


Ralph A. Everett, Clerk

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON


PARKWAY

WILLIAMS

LIBERATION DRIVE

ROAD

LA FRANCE

HEART LAKE ROAD

BLOCK 107

BLOCK 104

BLOCK 108

BLOCK 109

REG'D PLAN M-308

RMA

SECTION 278

30.92m

35.732m

58.44m

16.90m

130.00m

55.00m

45.00m

24.56m

30.48m

158.36m

30.54m

62.13m

76.25m

36.54m

0.30m reserve

G

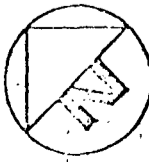
G

G

G

Part Lot 8, Concession 3 E.H.S.
By-Law 861 Schedule A

BY-LAW 228-80 SCHEDULE A



1:1984

CITY OF BRAMPTON
Planning and Development

Date: 1990 07 11 Drawn by: J.M.S.

File no: C359 2A Map no: 25 100

PART OF LOT 7, CONCESSION 3 E.H.S.

PURPOSE OF BY-LAW 228-80

The purpose of By-law 228-80 is to rezone the lands shown outlined on Schedule "A" to the by-law from AGRICULTURAL ZONE ONE (A1) to RESIDENTIAL MULTIPLE RMA - SECTION 278 (RMA - SECTION 278) and CONSERVATION AND GREENBELT (G) to permit the development of the said lands in accordance with the provisions set out in the by-law.

LOCATION OF LANDS AFFECTED

The location of the lands affected by the by-law is Part of Lot 8, Concession 3, E.H.S., located on the south side of Williams Parkway, east of Heart Lake Road.

Any further questions or inquiries should be directed to L. W. H. LAINE, City of Brampton Planning Department, 793-4110, Ext. 252.

SCHEDULE 3

STATEMENT OF CONFORMITY TO THE OFFICIAL PLAN FOR
THE CITY OF BRAMPTON PLANNING AREA

I, Frederick R. Dalzell, Commissioner of Planning and Development for the City of Brampton have reviewed By-law 228-80 of the City of Brampton and am of the opinion that By-law 228-80 is in conformity with the Official Plan in effect for the City of Brampton Planning Area.

Dated at the City of Brampton this 2nd day of September, 1980.


F. R. DALZELL, COMMISSIONER
PLANNING AND DEVELOPMENT

William & Margaret Maginnis
50 Bramhall Circle
Brampton, Ontario
L6V 2G4

J. Oakleaf
54 Bramhall Circle
BRAMPTON, Ontario
L6V 2G4

Allan Ackroyd
58 Bramahall Circle
Brampton, Ontario
L6V 2G4

Victoria Wood Dev. Co.
51 Duncan Mills Road
Don Mills, Ontario
M3B 1Z3

Glen & Ingrid Gregory
45 Bramhall Circle
Brampton, Ontario
L6V 2G3

Salvatore & Letigia Carini
288 Royal Salisbury Way
Brampton, Ontario
L6V 3G5

Ali Alpay
280 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Mark R.A. & Maria J. Seppen
276 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Richard A. & Roberta Jane Galli
272 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Farouq & Ayesha Varachia
268 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Gregory & Maureen Bent
264 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

John MacIntyre
260 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Dale & Laura Carson
258 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Rex & June Reid
254 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Yanena Gloria McEleny
250 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Thomas E. & Olive S. Burley
52 Bramhall Circle
Brampton, Ontario
L6V 2G4

Marza Z. Baig
56 Bramhall Circle
Brampton, Ontario
L6V 2G4

Mark Stephen & Debbie Atkin
60 Bramahll Circle
Brampton, Ontario
L6V 2G4

Ronald & Mary Devore
47 Bramhall Circle,
Brampton, Ontario
L6V 2G3

J. Lambert & A. Shirley Talbort
290 Royal Salisbury Way
Brampton, Ontario
L6V 3G5

L.D.C.M. Investments Ltd.
Box 936
Thornhill, Ontario
L3T 4A5

David & Wanda Vidal
278 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Patrick A. & Kathleen B. Corteling
274 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Juaninina Doughty
270 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

James & Susan Houston-Gunby
266 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Douglas James & Sandra Jean Wallace
262 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Gail Cross
260 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Leonardus J. & Darson Lynne Stroombergen
256 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Mohamed & Zolaikha Usuf
252 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Philip & Emmy Muller
248 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Carl & Brenda Lee
246 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Andrew & Rose Marie Saunders
242 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Arthur Aldo & Mary Isabella Tarsitano
240 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Dean Carson & Gaetana Tina Lohnes
236 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Derek George & Michele McCallum Wenderlish
232 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Jotham Headley Cross
228 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Roy Derwin & Madeline Helene Wilson
224 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Ernest & Helga Warren
214 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Parbhubhai & Champaden Mistry
218 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Julian & Mary Mareantillat
225 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Edward D. Stuckless
221 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Larry & Mary Crane
219 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

R. Collie
215 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Wolfgang & Angelika Pechmann
211 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Mr. Choutman
273 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Peter Parker
243 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Cedric & Margaret Knight
244 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Elsie May Bannister
242 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Marjorie Gail Cameron
238 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Monty & Gail Jagdipeingh
234 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Stephen L.P. & Wendy A. King
230 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Arthur Joseph & Sylvia Gadd
226 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Raymond John & Alice Reeves
222 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Alexander Kingsley
216 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

James G. & Gail Irewhitt
220 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Derek & Valerie Mitchell
223 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Patricia Tetford
221 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

James D. & Lesley Solari
217 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Douglas & Nadene Cartwright
213 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

William & Melanee Martin
209 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Mervyn & Denise Senior
241 Royal Salisbury Way
Brampton, Ontario

Dale & Catherine Barrett
245 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Howard & Julie Ferguson
247 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

William & Henrietta Tricco
251 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Edward George & Carol Susan Parks
255 Royal Salisbury Way
Brampton, Ontario
3H4

Bruce & Linda Newton
259 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

John & Patricia Stalteri
271 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Mathew & Helen Blunz
275 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Samuel Mills & Rachel Hamilton Murdock
249 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Jorge & Maria Carvalheiro
253 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Mattero Antonio & Franca De Marinis
257 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Kenneth & Margaret Draper
261 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

M. & P. Kwong
273 Royal Salisbury Way
Brampton, Ontario
L6V 3H4

Michael Blunz
277 Royal Salisbury Way
Brampton, Ontario
L6V 3H4