



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 232-2003

To amend By-law 139-84 as amended.

---

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

1. By-law 139-84, as amended, is hereby further amended:
  - (1) by changing on Sheet 3 of Schedule A thereto, the land use designation of the lands outlined on Schedule A to this by-law from RESIDENTIAL SINGLE FAMILY B – SECTION 758 (R1B – SECTION 758), RESIDENTIAL SINGLE FAMILY B – SECTION 759 (R1B – SECTION 759), RESIDENTIAL SINGLE FAMILY B – SECTION 760 (R1B – SECTION 760), RESIDENTIAL SINGLE FAMILY B – SECTION 731 (R1B – SECTION 731), RESIDENTIAL SINGLE FAMILY B – SECTION 732 (R1B – SECTION 732) to RESIDENTIAL SINGLE FAMILY B – SECTION 731 (R1B – SECTION 731), RESIDENTIAL SINGLE FAMILY B – SECTION 732 (R1B – SECTION 732), RESIDENTIAL SINGLE FAMILY B – SECTION 752 (R1B – SECTION 752), and RESIDENTIAL SINGLE FAMILY B – SECTION 759 (R1B – SECTION 759).
  - (2) by renaming “R1B-Section 758” thereto to “R1B-Section 821” and changing on Sheet 3 of Schedule A thereto the name of “R1B – SECTION 758” to “R1B – SECTION 821.”
  - (3) by deleting section “R1B-Section 759” and replacing it with the following:

“759 The lands designated R1B-SECTION 759 on Sheet 3 of Schedule A to this by-law:

759.1 shall only be used for the following purposes:

- (a) a single-family detached dwelling;
- (b) a group home type 1, an auxiliary group home and a supportive lodging house, subject to the requirements and restrictions set out in section 10.13.
- (c) a home occupation, subject to the requirements and restrictions set out in section 6.11; and,
- (d) purposes accessory to the other permitted purposes.

759.2 shall be subject to the following requirements and restrictions:

- (a) Minimum Lot Area: 450 square metres
- (b) Minimum Lot Width:
  - Interior Lot: 15.0 metres
  - Corner Lot: 16.8 metres
- (c) Minimum Lot Depth: 28 metres
- (d) Minimum Front Yard Depth:
  - 4.5 metres to the front wall of the dwelling and 6 metres to the front of the garage door;
- (e) Minimum Rear Yard Depth: 7.5 metres
- (f) Minimum Interior Side Yard Width:
  - (1) 1.2 metres provided the combined total of the interior yards on an interior lot is not less than 3.2 metres.
  - (2) 1.8 metres where the side yard abuts a public walkway or a non-residential zone
- (g) Minimum Exterior Side Yard Width:
  - 3.0 metres, except where a garage faces the exterior side lot line the minimum setback to the front of the garage door shall be 6.0 metres
- (h) Minimum Landscaped Open Space:
  - (1) 50 percent of the minimum front yard area
  - (2) 60 percent of the minimum front yard area of a corner lot

(3) 40 percent of the minimum front yard area if the acute angle at the intersection of the side lot lines beyond the front lot line is greater than 25 degrees.

(i) Maximum Building Height: 10.5 metres;

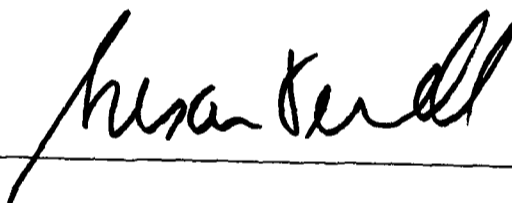
(j) Maximum Garage Projection:

No garage shall project into the front yard more than 1.5 metres beyond a porch or front wall of a dwelling.

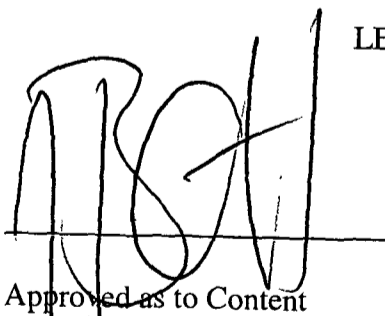
(k) The maximum gross floor area of the dwelling shall be 284 square metres.

759.3 shall also be subject to the requirements and restrictions of the R1B zone and all the general provisions of this by-law which are not in conflict with those set out in Section 759.2."

READ a FIRST, SECOND and THIRD TIME, and PASSED, in OPEN COUNCIL, this 13<sup>th</sup> day of August 2003.

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

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

  
\_\_\_\_\_  
Approved as to Content

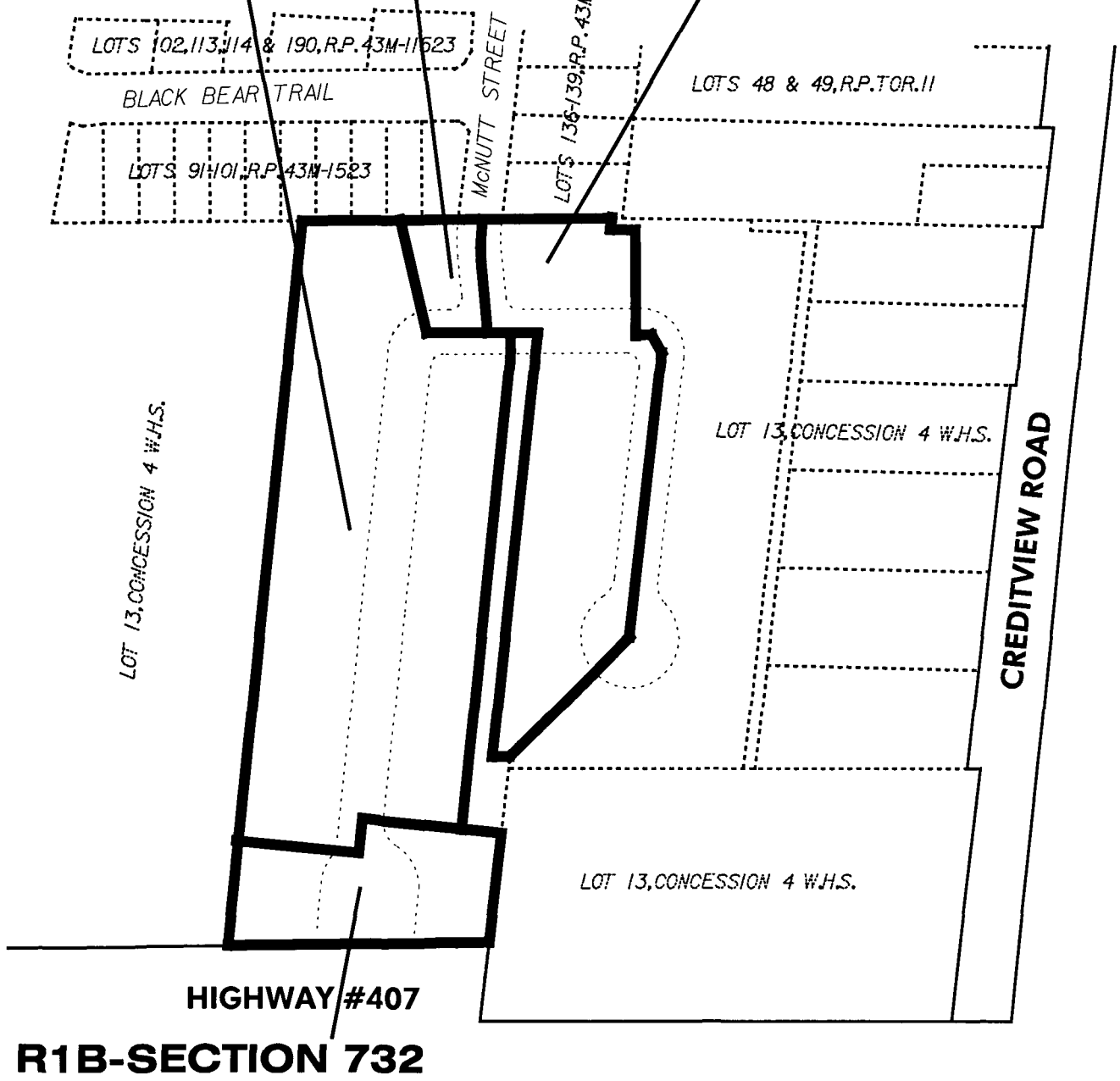
John B. Corbett, M.C.I.P., R.P.P.

Director of Planning and Land Development Services

APPROVED AS TO FORM LAW DEPT BRAMPTON  
  
DATE: 13/08/03

**R1B-SECTION 732**  
**R1B-SECTION 731**

**R1B-SECTION 759**



**LEGEND**

 ZONE BOUNDARY  
m METRES



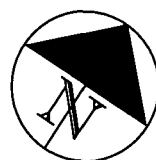
**PART LOT 13, CONCESSION 4 W.H.S.**

**BY-LAW** 232-2003

**SCHEDULE A**

**By-Law** 232-2003

**Schedule A**



**CITY OF BRAMPTON**  
Planning and Building

Date. 2003 07 25

Drawn by. CJK

File no. T4W13.6

Map no. 72-37H

IN THE MATTER OF the *Planning Act*,  
R.S.O. 1990, as amended, section 34;

AND IN THE MATTER OF the City of Brampton By-law 232-2003  
being a by-law to amend Comprehensive Zoning By-law 139-84 as amended  
(FINANCIAL DRIVE PROPERTIES LIMITED) File T4W13.6

DECLARATION

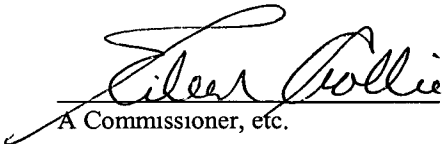
I, LEONARD JOSEPH MIKULICH, of the City of Brampton, in the Regional Municipality of Peel, DO  
SOLEMNLy DECLARE THAT:

1. I am the City Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared.
2. By-law 232-2003 passed by the Council of The Corporation of the City of Brampton at its meeting held on the 13<sup>th</sup> day of August, 2003.
3. Written notice of By-law 232-2003 as required by section 34(18) of the *Planning Act* was given on the 22<sup>nd</sup> day of August, 2003, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act*, R.S.O. 1990 as amended.
4. No notices of appeal were filed under section 34(19) of the *Planning Act* on or before the final date for filing objections.

DECLARED before me at the )  
City of Brampton in the )  
Region of Peel this )  
12<sup>th</sup> day of September, 2003 )



---



---

A Commissioner, etc.

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