



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 238-89

To amend By-law 200-82
(part of Lot 4, Concession 2,
W.H.S., in the geographic
Township of Chinguacousy)

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

1. The zoning designation of the lands shown on Schedule A to this by-law is changed from AGRICULTURAL CLASS 1 (A1), as provided in By-law 861, to RESIDENTIAL SINGLE - FAMILY C (R1C), RESIDENTIAL SINGLE - FAMILY C - SECTION 315 (R1C - SECTION 315), RESIDENTIAL SINGLE - FAMILY D, RESIDENTIAL SINGLE - FAMILY D - SECTION 316 (R1D - SECTION 316), RESIDENTIAL STREET TOWNHOUSES - SECTION 317 (R3B - SECTION 317), COMMERCIAL ONE - SECTION 318 (C1 - SECTION 318), INSTITUTIONAL ONE (I1), and OPEN SPACE (OS), as provided in By-law 200-82, such lands being part of Lot 4, Concession 2, West of Hurontario Street, in the geographic Township of Chinguacousy.
2. The zoning designation of the lands shown on Schedule A to this by-law is changed from AGRICULTURAL (A), as provided in By-law 151-88, to RESIDENTIAL SINGLE - FAMILY C (R1C), RESIDENTIAL SINGLE - FAMILY C - SECTION 315 (R1C - SECTION 315), RESIDENTIAL SINGLE - FAMILY D, RESIDENTIAL SINGLE - FAMILY D - SECTION 316 (R1D - SECTION 316), RESIDENTIAL STREET TOWNHOUSES - SECTION 317 (R3B - SECTION 317), COMMERCIAL ONE - SECTION 318 (C1 - SECTION 318), INSTITUTIONAL ONE (I1), and OPEN SPACE (OS), as provided in By-law 200-82, such lands being part of Lot 4, Concession 2, West of Hurontario Street, in the geographic Township of Chinguacousy.

3. By-law 200-82, as amended, is hereby further amended:

- (1) by including, within the land to which By-law 200-82 applies, the lands shown outlined on Schedule A to this by-law.
- (2) by deleting the Key Plan of Schedule A thereto, and substituting therefor Schedule B to this by-law.
- (3) by adding thereto, as Sheet 46 of Schedule A, Schedule C to this by-law.
- (4) by adding thereto the following sections:

"315 The lands designated R1C - Section 315 on Sheet 46 of Schedule A to this by-law:

315.1 shall only be used for the purposes permitted in a R1C zone by section 11.3.1.

315.2 shall be subject to the following requirements and restrictions:

- a) no building shall be located closer than 14 metres to Chinguacousy Road.

315.3 shall also be subject to the requirements and restrictions relating to the R1C zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 315.2.

316 The lands designated R1D - Section 316 on Sheet 46 of Schedule A to this by-law:

316.1 shall only be used for the purposes permitted in a R1D zone by section 11.4.1.

316.2 shall be subject to the following requirements and restrictions:

- a) no building shall be located closer than 14 metres to Chinguacousy Road.

316.3 shall also be subject to the requirements and restrictions relating to the R1D zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 316.2.

317 The lands designated R3B - Section 317 on Sheet 46 of Schedule A to this by-law:

317.1 shall only be used for the purposes permitted in a R3B zone by section 13.2.1.

317.2 shall be subject to the following requirements and restrictions:

(1) each dwelling unit shall have direct pedestrian access from the front yard to the rear yard without having to pass through any habitable room.

(2) the maximum number of dwelling units which may be attached shall not exceed 8.

(3) the minimum lot area per dwelling unit shall be:

Interior Lot - 185 square metres
Corner Lot - 275 square metres

(4) the minimum lot width per dwelling unit shall be:

Interior Lot - 6 metres
Corner Lot - 9 metres

(5) no building shall be located closer than 14 metres to Chinguacousy Road.

317.3 shall also be subject to the requirements and restrictions relating to the R3B zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 317.2.

318 The lands designated C1 - SECTION 318 on Sheet 46 of Schedule A to this by-law:

318.1 shall only be used for the purposes permitted in a C1 zone by section 21.1.1.

318.2 shall be subject to the following requirements and restrictions:

- (a) the leasable commercial floor area shall not exceed 1858 square metres;
- (b) the gross leasable commercial floor area for all grocery stores shall not exceed 465 square metres;
- (c) all garbage and refuse containers shall be located within the building;
- (d) all garbage and refuse containers for a restaurant shall be located within a climate-controlled area within the building;
- (e) an adult entertainment parlour shall not be permitted;
- (f) no outside storage or display of goods shall be permitted, and
- (g) no building shall be located closer than 8 metres to Chinguacousy Road.

318.3 shall also be subject to the requirements and restrictions relating to the C1 zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 318.2."

READ a FIRST, SECOND and THIRD TIME and PASSED, in OPEN COUNCIL,

this 11th day of September 1989.



KENNETH G. WHILLANS - MAYOR

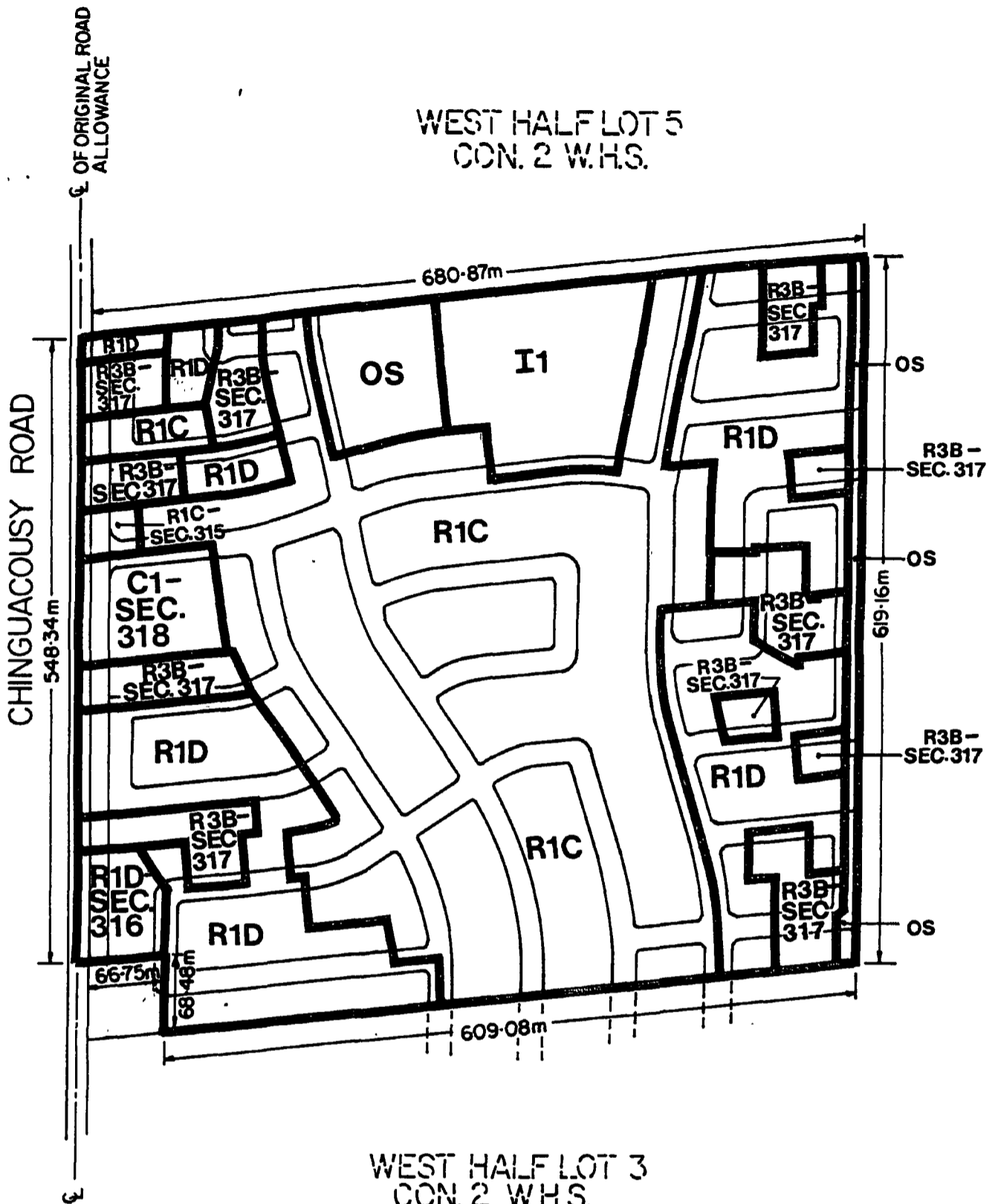


LEONARD J. MIKULICH - CLERK

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON
wcc
DATE *9/10*

82/88/ic1

WEST HALF LOT 5
CON. 2 W.H.S.



WEST HALF LOT 3
CON. 2 W.H.S.

— ZONE BOUNDARY

PART LOT 4, CON. 2 W.H.S. (CHING.)



CITY OF BRAMPTON
Planning and Development

By-Law 238-89 Schedule A

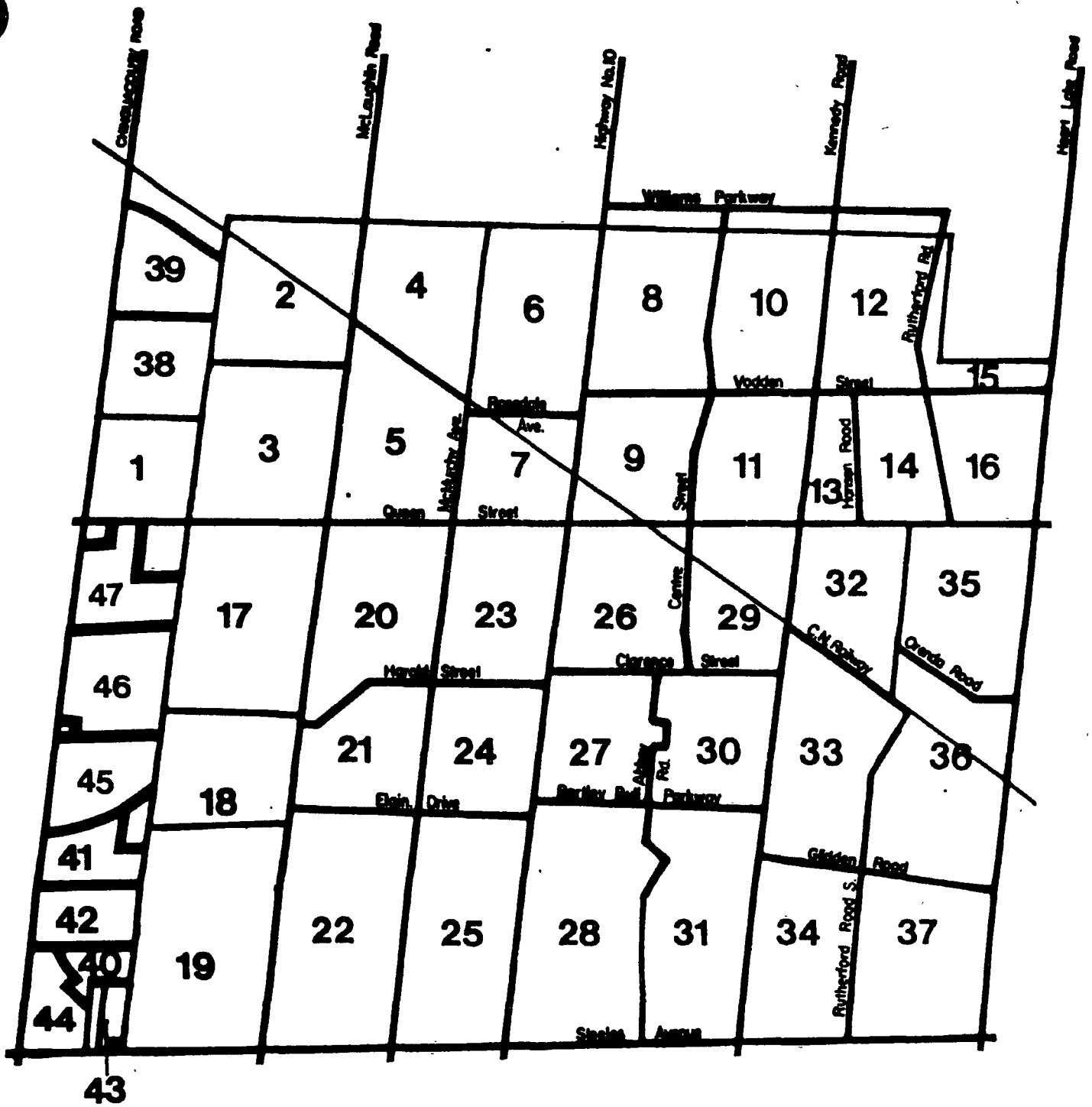
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Date: 88 11 02

Drawn by: C.R.E.

File no. C2W4-1

Map no. 58-19D



Schedule A Key Plan
 BY-LAW 200-82

By-law 238-89 Schedule B

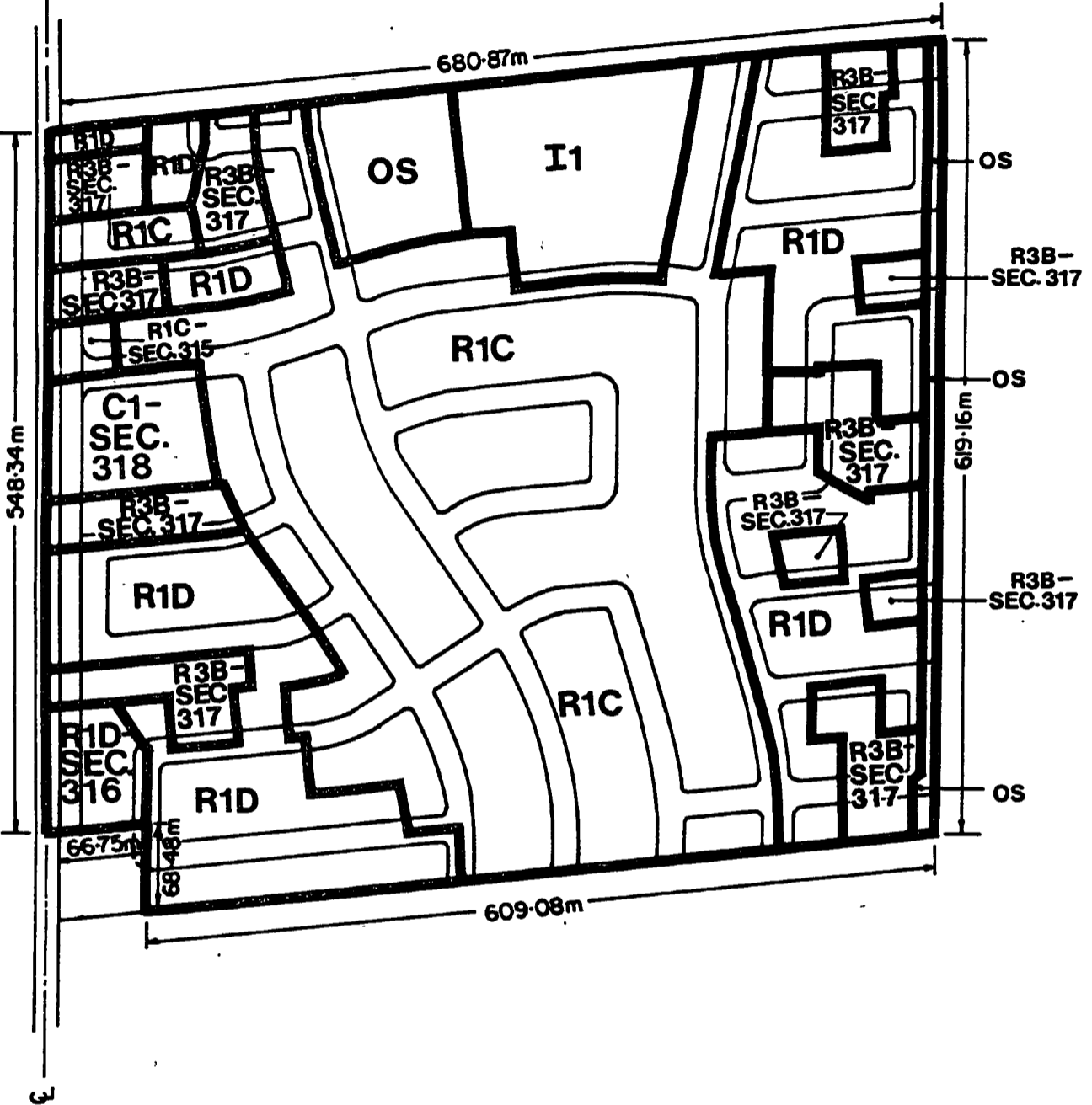


CITY OF BRAMPTON
 Planning and Development

Date: 88. 11 02 Drawn by: J.K.
 File no. C2W4-1 Map no. 58-19C

CHINGUACOUSY ROAD

OF ORIGINAL ROAD ALLOWANCE



Schedule A Sheet 46
BY-LAW 200-82

By-Law 238-89 Schedule C



1:4793

CITY OF BRAMPTON
Planning and Development

Date: 88 11 02 Drawn by: C.R.E.
File no. C2W4-1 Map no. 58-19E

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

AND IN THE MATTER OF the City of
Brampton By-law 238-89.

DECLARATION

I, LEONARD J. MIKULICH, 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 238-89 was passed by the Council of the
Corporation of the City of Brampton at its
meeting held on September 11th, 1989.
3. Written notice of By-law 238-89 as required by
section 34 (17) of the Planning Act, 1983 was
given on September 21st, 1989, 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 been filed with me
to the date of this declaration.

DECLARED before me at the
City of Brampton in the
Region of Peel this 17th
day of October, 1989.


A Commissioner, etc.

ROBERT D. TUFTS, a Commissioner,
etc., Judicial District of Peel, for The
Corporation of the City of Brampton.
Expires May 25th, 1991.

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