



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 303-2004

To amend By-law 151-88, as amended.

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

1. By-law 151-88, as amended, is hereby further amended:
  - (1) by changing, on Schedule A thereto, the zoning designation of the lands shown outlined on Schedule A to this by-law from AGRICULTURAL (A) to RESIDENTIAL SINGLE DETACHED A-SECTION 427 (R1A-SECTION 427), RESIDENTIAL SINGLE DETACHED A-SECTION 1027 (R1A-SECTION 1027), and RESIDENTIAL SINGLE DETACHED B-SECTION 1028 (R1B-SECTION 1028).
  - (2) by adding thereto, the following section:

“1027           The lands designated R1A-Section 1027 of  
Schedule A to this by-law:

1027.1       shall only be used for those purposes permitted in a  
R1A zone;

1027.2       shall be subject to the following requirements and  
restrictions:

    - (1) Minimum Lot Area:     525.0 square metres;

- (2) Minimum Lot Width:
- Interior Lot: 17.0 metres;
  - Corner Lot: 18.8 metres;
- (3) Minimum Lot Depth: 30.0 metres;
- (4) Minimum Front Yard Depth:
- 6.0 metres to the front of a garage and 4.5 metres to the front wall of the dwelling;
- (5) Minimum Exterior Side Yard Width:
- 3.0 metres;
- (6) Minimum Interior Side Yard Width: 1.8 metres
- (7) Minimum Rear Yard Depth: 7.5 metres;
- (8) Maximum Building Height: 10.6 metres
- (9) Minimum Landscaped Open Space:
- 60 per cent of the minimum front yard area of an interior lot;
  - 70 per cent of the minimum front yard area of a corner lot; and,
  - 50 per cent of the minimum front yard area of a lot where the side lot lines converge towards the front yard.
- (10) The following provisions shall apply to garages:
- (a) the maximum garage door width shall be 5.5 metres, except where the lot width exceeds 16.0 metres, in which case there is no restriction.
  - (b) the maximum interior garage width shall not exceed 50 per cent of the dwelling's width.
  - (c) a garage shall not be permitted facing the exterior side yard lot line.
  - (d) the maximum garage projection beyond the front wall of a dwelling shall be of 1.5 metres.

1027.3 shall also be subject to the requirements and restrictions relating to the R1A zone and all the general provisions of this by-law which are not in conflict with those set out in Section 1027.2.

1028 The lands designated R1B-Section 1028 on Schedule A to this by-law:

1028.1 shall only be used for those purposes permitted in a R1B zone;

1028.2 shall be subject to the following requirements and restrictions:

(1) Minimum Lot Area: 450.0 square metres;

(2) Minimum Lot Width:

- Interior Lot: 13.9 metres;

- Corner Lot: 15.7 metres;

(3) Minimum Lot Depth: 30.0 metres;

(4) Minimum Front Yard Depth:

- 6.0 metres to the front of a garage and 4.5 metres to the front wall of the dwelling;

(5) Minimum Exterior Side Yard Width:

- 3.0 metres;

(6) Minimum Interior Side Yard Width:

- For a 1 storey dwelling: 1.2 metres;

- For a dwelling 2 storeys or more: 1.5 metres;

(7) Minimum Rear Yard Depth: 7.5 metres;

(8) Maximum Building Height: 10.6 metres

(9) Minimum Landscaped Open Space:

- 60 per cent of the minimum front yard area of an interior lot;
- 70 per cent of the minimum front yard area of a corner lot; and,
- 50 per cent of the minimum front yard area of a lot where the side lot lines converge towards the front yard.

(10) The following provisions shall apply to garages:

- (a) the maximum garage door width shall be 5.5 metres, except where the lot width exceeds 16.0 metres, in which case there is no restriction.
- (b) The interior of the garage shall have a maximum width of 6.1 metres, except where the lot width exceeds 16.0 metres, in which case the maximum interior garage width shall not exceed 50 per cent of the dwelling's width.
- (c) a garage shall not be permitted facing the exterior side yard lot line.
- (d) the maximum garage projection beyond the front wall of a dwelling shall be of 1.5 metres.

1028.3 shall also be subject to the requirements and restrictions relating to the R1B zone and all the general provisions of this by-law which are not in conflict with those set out in Section 1028.2."

READ a FIRST, SECOND and THIRD TIME, and PASSED, in OPEN COUNCIL, this 27<sup>th</sup> day of September 2004.

*Susan Fennell*  
SUSAN FENNELL - MAYOR

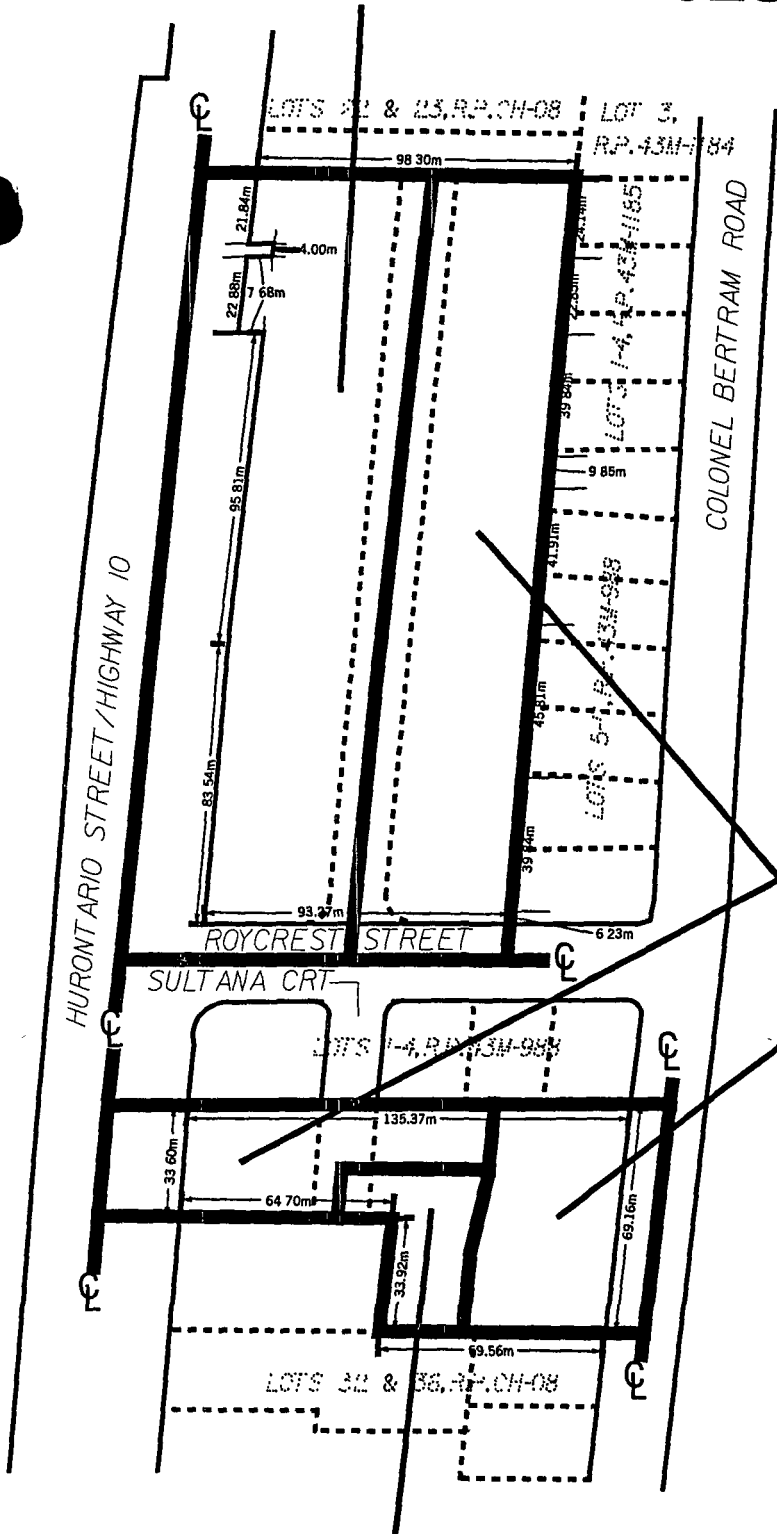
*Leonard J. Mikulich*  
LEONARD J. MIKULICH - CITY

CLERK

APPROVED AS TO CONTENT:  
*John B. Corbett*  
JOHN B. CORBETT, M.C.I.P., R.P.P.  
DIRECTOR, PLANNING & LAND DEVELOPMENT SERVICES

APPROVED AS TO FORM  
LAW DEPT  
BRAMPTON  
*Ta 9/20*  
DATE *Sept 21/2004*

# R1B-SECTION 1028



**R1A-SECTION 1027**

**R1A-SECTION 427**

# R1B-SECTION 1028

**LEGEND**



ZONE BOUNDARY



CENTRELINE OF ORIGINAL ROAD ALLOWANCE

m

METRES



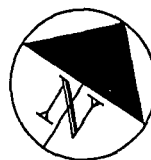
**PART LOT 17, CONCESSION 1 E.H.S.**

**BY-LAW 151-88**

**SCHEDULE A**

**By-Law 303-2004**

**Schedule A**



**CITY OF BRAMPTON**  
Planning and Building

Date: 2000 01 06

Drawn by: CJK

File no. C1E17.18

Map no. 7-35K