



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 319-2006

To amend Zoning By-law 270-2004, as amended.

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

1. Zoning By-law 270-2004, as amended, is hereby further amended:
 - (1) by changing on Schedule "A" thereto, the zoning designation of the lands shown outlined on Schedule "A" attached to this by-law.

from

to

AGRICULTURAL (A)

RESIDENTIAL SINGLE-DETACHED F – 14.3 – SECTION 1927 (R1F – 14.3 - 1927), RESIDENTIAL SINGLE-DETACHED F – 11.6 – SECTION 1928 (R1F – 11.6 – 1928), RESIDENTIAL TOWNHOUSE E – 7.5 (R3E – 7.5), RESIDENTIAL TOWNHOUSE A – SECTION 1929 (R3A - 1929), INSTITUTIONAL ONE – SECTION 1930 (I1 - 1930), INSTITUTIONAL ONE (H) – SECTION 1931 (I1(H) – 1931), OPEN SPACE (OS) and FLOODPLAIN (F).

- (2) by adding thereto the following sections:

"1927 The lands designated R1F – 14.3 – 1927 on Sheet 30 of Schedule A to this by-law:

1927.1 shall only be used for those purposes permitted in a R1F – 14.3 zone;

1927.2 shall be subject to the following requirements and restrictions:

- (1) Minimum Setback from a Floodplain (F) Zone:

No permanent structures or part thereof, including inground swimming pools or other structures requiring excavations, shall be within 7.5 metres of a Floodplain Zone. A balcony or porch, that does not include a basement, may project into the minimum floodplain setback by a maximum of 2.5 metres.

(2) Garages:

- (a) the maximum cumulative garage door width permitted is 5.5 metres. The maximum interior garage width shall be 0.6 metres wider than the maximum permitted cumulative garage door width.
- (b) The maximum gross floor area of a detached garage located in a rear yard: 40 square metres.”

“1928 The lands designated R1F – 11.6 – SECTION 1928 on Sheet 30 of Schedule A to this by-law:

1928.1 shall only be used for those purposes permitted in a R1F – 11.6 zone;

1928.2 shall be subject to the following requirements and restrictions:

(1) Minimum Setback from a Floodplain (F) Zone:

No permanent structures or part thereof, including inground swimming pools or other structures requiring excavations, shall be within 7.5 metres of a Floodplain Zone. A balcony or porch, that does not include a basement, may project into the minimum floodplain setback by a maximum of 2.5 metres.

(2) Garages:

- (a) the maximum cumulative garage door width permitted is 5.05 metres. The maximum interior garage width shall be 0.6 metres wider than the maximum permitted cumulative garage door width.
- (b) Garages located in the rear yard shall not have a gross floor area greater than 36 square metres.”

“1929 The lands designated R3A - 1929 on Schedule A to this by-law:

1929.1 shall only be used for the following purposes:

- (1) a townhouse dwelling; and,
- (2) purposes accessory to the other permitted purposes.

1929.2 shall be subject to the following requirements and restrictions:

- (1) Minimum Lot Area: 180 square metres per dwelling unit
- (2) Minimum dwelling unit width: 6 metres
- (3) Minimum Building Setback:
 - (a) 7.5 metres from any lot line;
 - (b) No permanent structures, including inground swimming pools or excavations shall be located closer than 7.5 metres to a Floodplain (F) Zone. A balcony or porch may project into the minimum setback by a maximum of 2.5 metres.
- (4) Minimum Landscaped Open Space: a 7.5 metre wide landscaped strip shall be provided abutting a "Floodplain (F)" zone.
- (5) An open space landscaped area having a minimum area of 45 square metres shall abut the rear or exterior side wall of each dwelling unit
- (6) Minimum Landscaped Open Space: 35 percent of the lot area.
- (7) Minimum hydro transformer setback: 1.8 metres from a street, except from Bramalea Road in which case the minimum setback shall be in accordance with the provisions of the By-law.
- (8) Maximum Building Height: 2 storeys;
- (9) Garages:
 - (a) no garage shall project out in front of a dwelling unit more than 1.5 metres beyond a porch or front wall of the dwelling unit.
 - (b) Maximum Garage Door Width:
 - (i) 2.5 metres for a dwelling unit that has a width less than 8.2 metres
 - (ii) 3.1 metres for a dwelling unit that has a width less than 9.2 metres but greater than or equal to 8.2 metres
 - (iii) 3.7 metres for a dwelling unit that has a width greater than or equal to 9.2 metres
- (10) The width of a driveway for a townhouse unit shall not exceed the width of the garage of the unit.

- (11) A balcony or porch, including eaves and cornices, may project into the minimum front yard by a maximum of 1.8 metres.”

“1930 The lands designated II – SECTION 1930 on Sheet 30 of Schedule A to this by-law:

1930.1 shall only be used for either:

- (1) a public or private school;
- (2) a day nursery;
- (3) purposes accessory to the other permitted purposes.

or

- (1) those purposes permitted in the R1F – 14.3 – SECTION 1927 zone.”

“1931 The lands designated II – SECTION 1931 on Sheet 30 of Schedule A to this by-law:

1931.1 shall only be used for either:

- (1) a religious institution;
- (2) purposes accessory to the permitted purpose, including a day nursery.

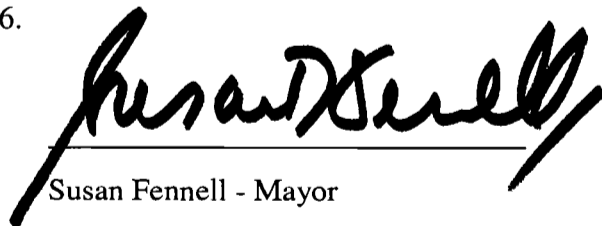
or

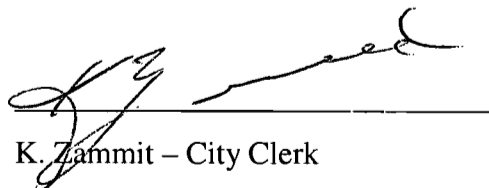
- (1) purposes permitted in the R1F – 14.3 – SECTION 1927 zone.


1931.2 shall be subject to the following requirements and restrictions:

Uses identified in the R1F – 14.3 – SECTION 1927 zone shall not be permitted until September 25, 2009.”

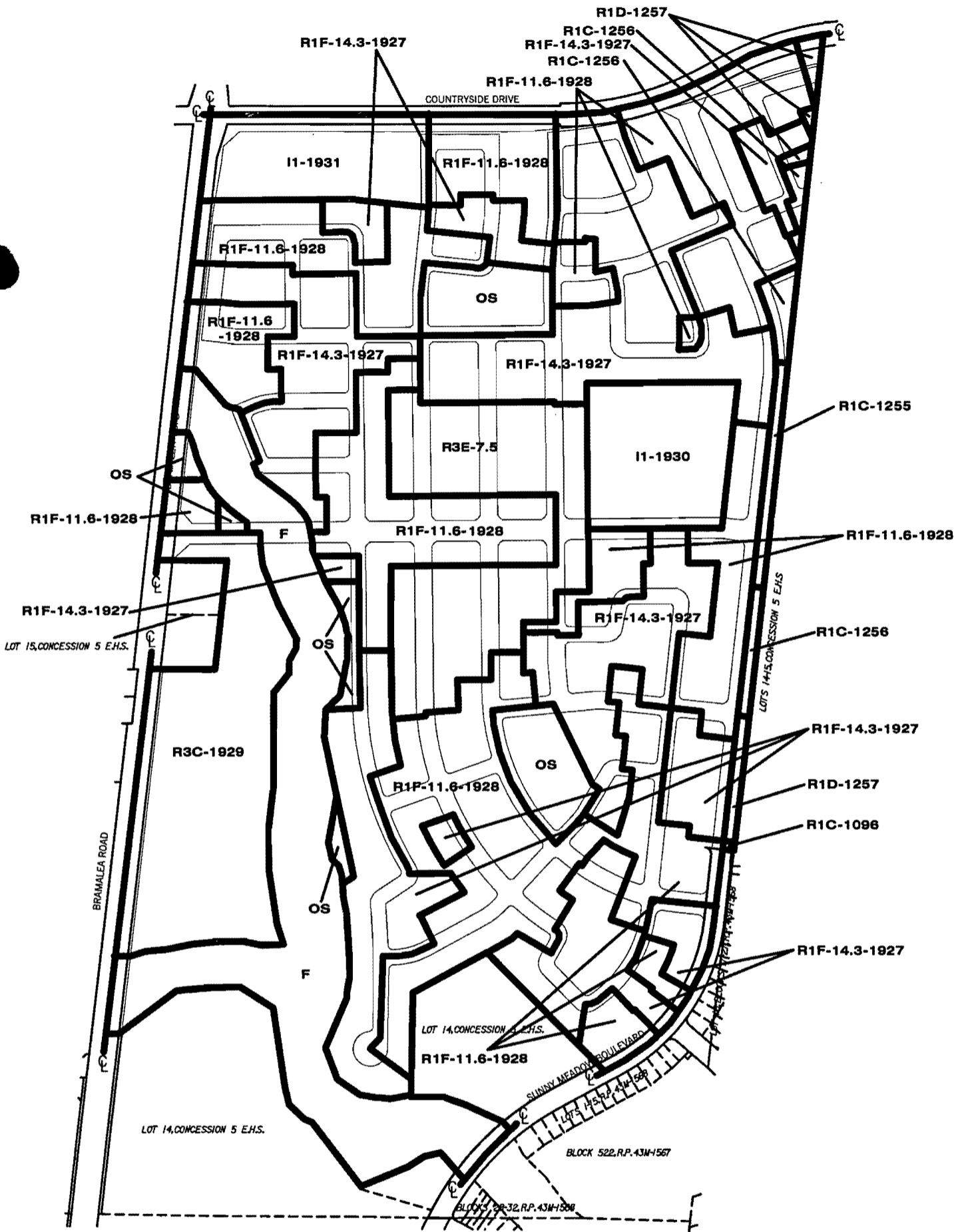
READ a FIRST, SECOND and THIRD TIME, and PASSED, in OPEN COUNCIL, this **25** day of *September* 2006.


Susan Fennell - Mayor





K. Zammit – City Clerk


Approved as to Content
Adrian Smith, M.C.I.P., R.P.P.
Director of Planning and Land Development Services

APPROVED
AS TO FORM
LAW DEPT
BRAMPTON
DATE *15/9/06*



LEGEND

-  ZONE BOUNDARY
-  CENTRELINE OF ORIGINAL ROAD ALLOWANCE
-  METRES



PART LOTS 14-15, CONCESSION 5 E.H.S.

By-Law

319-2006

Schedule A



CITY OF BRAMPTON
 Planning, Design and Development

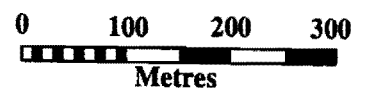
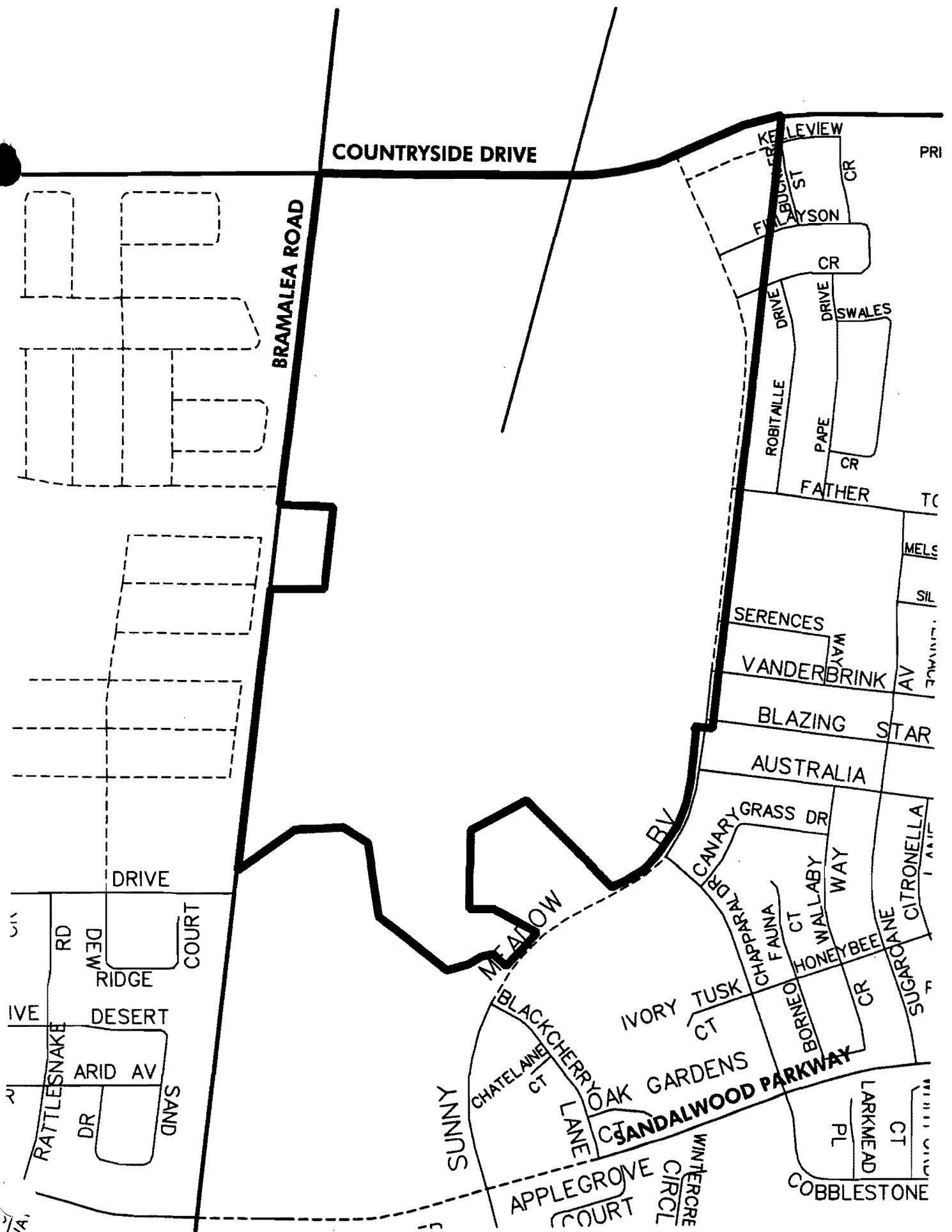
Date: 2006 05 09

Drawn by: CJK

File no. C5E14.7zbla

Map no. 29-42

SUBJECT LANDS



Key Map By-Law

3/9 - 2006



CITY OF BRAMPTON
Planning, Design and Development

Date: 2006 03 30

Drawn by: CJK

File no. C5E14.7

Map no. 29-42D

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

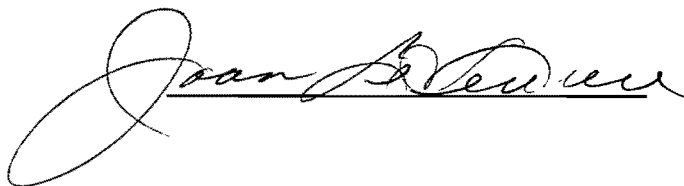
AND IN THE MATTER OF the City of Brampton By-law 319-2006 being
a by-law to amend Comprehensive Zoning By-law 270-2004 as amended
Hermosa Development Limited and 669676 Ontario Limited (File C5E14.7).

DECLARATION

I, Joan LeFeuvre, of the Town of Halton Hills, in the Region of Halton, hereby make
oath and say as follows:

1. I am the Deputy Clerk of The Corporation of the City of Brampton and as such
have knowledge of the matters herein declared:
2. By-law 319-2006 was passed by the Council of The Corporation of the
City of Brampton at its meeting held on the 25th day of September, 2006.
3. Written notice of By-law 319-2006 as required by section 34(18) of the
Planning Act was given on the 10th day of October, 2006, 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 notice of appeal was filed under section 34(19) of the *Planning Act* on
or before the final date for filing objections.
5. Zoning By-law 319-2006 is deemed to have come into effect on the 25th
day of September, 2006, in accordance with Section 34(19) of the
Planning Act, R.S.O. 1990, as amended.

DECLARED before me at the)
City of Brampton in the)
Region of Peel this)
15th day of November, 2006)



A Commissioner, etc.

EILEEN MARGARET COLLIE, A Commissioner
etc., Regional Municipality of Peel for
The Corporation of The City of Brampton
Expires February 2, 2008.