



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 357-2001

To amend By-law 56-83 as amended.

1. By-law 56-83, as amended, is hereby further amended:

(1) by changing on Sheet 13 of Schedule A thereto, the land use designation of the lands outlined on Schedule A to this by-law from AGRICULTURAL (A) to HIGHWAY COMMERCIAL ONE – SECTION 748 (HC1-SECTION 748), and SERVICE COMMERCIAL (H) – SECTION 749 (SC(H) -749).

(2) by adding thereto the following sections:

“748 The lands designated HC1-SECTION 748 on Schedule A to this by-law:

748.1 shall only be used for the following purposes:

- (a) a gas bar and shall include a convenience store,
- (b) a motor vehicle washing establishment, only in conjunction with a gas bar and convenience store,
- (c) a dining room restaurant, a convenience restaurant, and a take out restaurant,
- (d) a personal service shop,
- (e) a bank, trust company or finance company,
- (f) a dry cleaning and laundry distribution station, and
- (g) purposes accessory to other permitted uses.

748.2 shall be subject to the following requirements and restrictions:

(a) A convenience store/gas bar kiosk shall be located within 35 metres of the westerly limits of the Goreway Drive right-of-way and 35 metres from the southerly limits of the Castlemore Road right-of-way.

(b) Minimum front yard depth: 3 metres.

(c) Minimum setback from Floodplain (F) Zone: 10 metres

- (d) Restaurant refuse storage shall be enclosed in a climate controlled area within a building.
- (e) The following provisions shall apply to drive-through facilities:
 - (i) The drive-through facility must be physically separated from the parking area, and
 - (ii) Minimum Number of Stacking Spaces:
 - a) 10 spaces for a facility associated with a restaurant or a convenience store;
 - b) 8 spaces for a facility associated with a bank, trust company or finance company; and
 - c) 3 spaces for a facility associated with any other land use.
- (f) Minimum Landscaped Open Space:
 - (i) 10 metres abutting an F zone.
 - (ii) 3 metres abutting the front lot line and exterior lot line, except at approved access locations.

748.3 Shall also be subject to the requirements and restrictions of the HC1 zone and all the general provisions of this by-law which are not in conflict with those set out in section 748.2 and 748.3”.

“749 The lands designated SC(H) - SECTION 749 on Schedule A to this by-law:

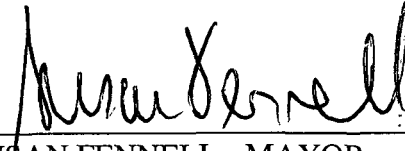
749.1 shall only be used for the purposes permitted in the SC zone.

749.2 shall be subject to the following requirements and restrictions:

- (a) Minimum front yard depth: 3 metres.
- (b) Minimum setback from Floodplain (F) Zone: 10 metres
- (c) Minimum Landscaped Open Space:
 - (iii) 10 metres abutting an F zone.
 - (iv) 3 metres abutting the front lot line, except at approved access locations.
- (d) the holding symbol (H) shall not be removed until it is determined to the satisfaction of the Commissioner of Works and Transportation that an approved alignment of an east-west collector road connecting Humberwest Parkway with Goreway Drive does not to interfere with the development of the lands zoned SC-Section 749.
- (e) Until the holding symbol (H) is removed, the lands designated SC-Section 749 shall only be used for the purposes permitted by the A zone, subject to the requirements and restrictions of the A zone, and all the general provisions of this by-law, that are not in conflict with those set out above.

749.3 shall also be subject to the requirements and restrictions of the SC zone and all the general provisions of this by-law which are not in conflict with those set out in Section 749.2.”

READ a FIRST, SECOND AND THIRD TIME, and PASSED, in OPEN COUNCIL, this 12th day of December 2001.



SUSAN FENNELL - MAYOR



LEONARD J. MIKULICH- CITY CLERK

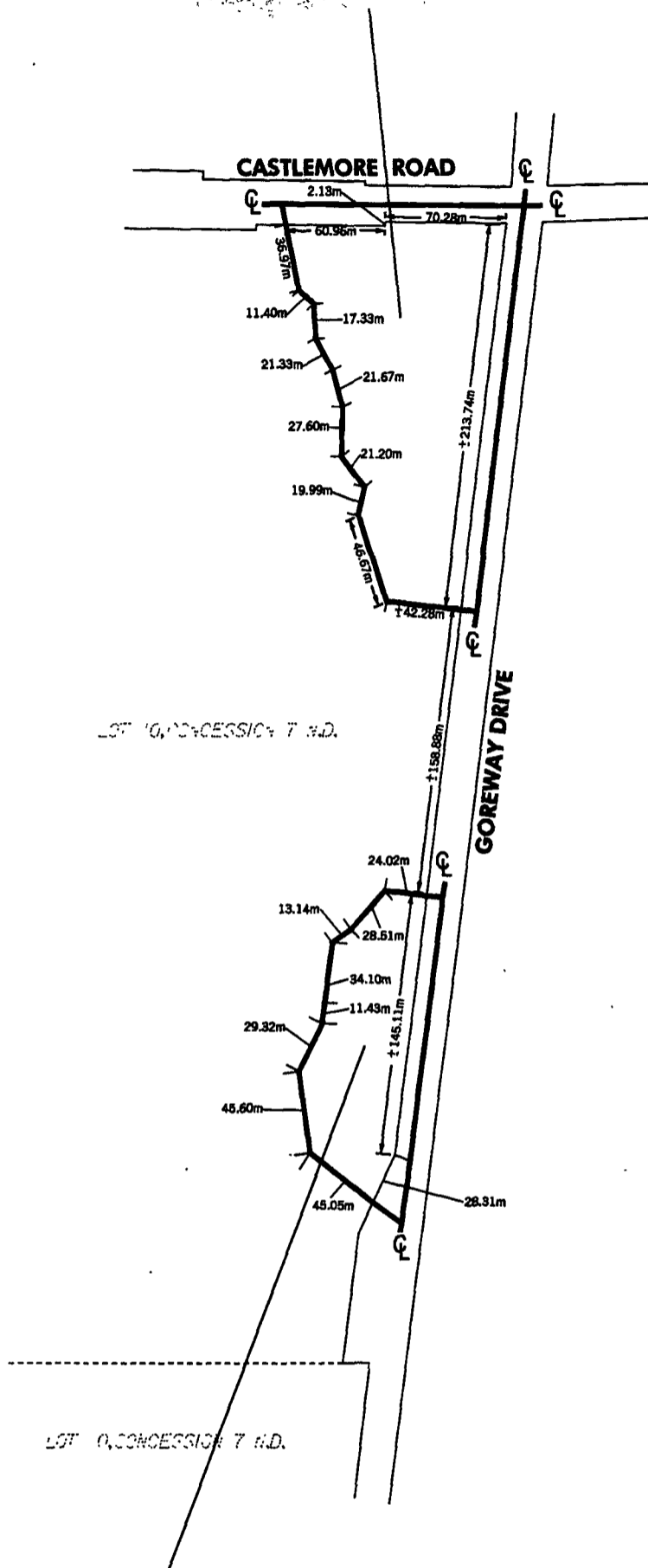


Approved as to Content

John B. Corbett, M.C.I.P., R.P.P.
Director of the Planning and Development Services



APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON
WSE
DATE *11/20/01*

HC1-SECTION 748



SC(H)-SECTION 749

LEGEND

-  ZONE BOUNDARY
-  CENTRELINE OF ORIGINAL ROAD ALLOWANCE
- m METRES



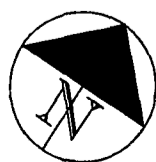
PART LOT 10, CONCESSION 7 N.D.

BY-LAW 56-83

SCHEDULE A

By-Law 357-2001

Schedule A



CITY OF BRAMPTON
Planning and Building

Date: 2001 10 03

Drawn by: CJK

File no. C7E10.5

Map no. 49-54K