



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 368-2002

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

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 Sheet 23 of Schedule A thereto, the zoning designation of the lands shown outlined on Schedule A to this by-law from COMMERCIAL THREE (C3) TO RESIDENTIAL STREET TOWNHOUSE B- SECTION 1174 (R3B-SECTION 1174) and, RESIDENTIAL SINGLE FAMILY D- SECTION 1175 (R1D-Section 1175).
 - (2) by adding thereto, the following sections:

"1174 The lands designated R3B- Section 1174 on Sheet 23 of Schedule A to this by-law:

1174.1 shall only be used for the purposes permitted in an R3B zone.

1174.2 shall be subject to the following requirements and restrictions:

 - (1) Minimum Lot Area: 200 square metres per dwelling unit;
 - (2) Minimum Lot Width:

Interior Lot: 22.5 metres per lot and 7.5 metres per dwelling unit;

Corner Lot: 24.3 metres per lot and 9.3 metres for the dwelling unit closest to the flankage lot line;
 - (3) Minimum Lot Depth: 27 metres;

- (4) Minimum Front Yard Depth:
6.0 metres to the front of the garage and 4.5 metres to the front wall of the dwelling;
- (5) Minimum Rear Yard Depth:
7.0 metres;
- (6) Minimum Exterior Side Yard Width:
3.0 metres, except where a garage door faces the exterior side lot line the minimum setback to the front of the garage shall be 6.0 metres;
- (7) Minimum Interior Side Yard Width:
1.2 metres, except along the common wall lot line where the setback may be zero metres;
- (8) Minimum Landscaped Open Space:
 - a) 40% of the minimum front yard area; and,
 - b) 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees.
- (9) each dwelling unit shall have direct pedestrian access from the front yard to the rear yard with no more than a two step grade difference inside the unit and without having to pass through a habitable room;
- (10) no more than 8 dwelling units shall be attached;
- (11) Maximum Lot Coverage: none;
- (12) the following provisions shall apply to garages:
 - (a) the maximum garage door width per dwelling unit shall be 3.7 metres;
 - (b) the garage door width may be widened by an extra 0.6 metres if the front of the garage is not more than 2.5 metres closer to the front lot line than the ground floor main entrance of the dwelling unit;
 - (c) the garage door width restriction does not apply to the garage door facing a flankage lot line;

- (d) the interior garage width, as calculated 3 metres from the garage opening shall not exceed 0.6 metres over the maximum garage door width permitted on the lot.
- 1174.3 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 1174.2.
- 1175 The lands designated RID- Section 1175 on Sheet 23 of Schedule A to this by-law:
- 1175.1 shall only be used for the purposes permitted in an RID zone.
- 1175.2 shall be subject to the following requirements and restrictions:
- (1) Minimum Lot Area: 245 square metres;
 - (2) Minimum Lot Width:
Interior Lot: - 9.1 metres;
Corner Lot: - 10.9 metres;
 - (3) Minimum Lot Depth: 27 metres;
 - (4) Minimum Front Yard Depth:
6.0 metres to the front of the garage and
4.5 metres to the front wall of a dwelling;
 - (5) 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 shall be 6.0 metres;
 - (7) Minimum Rear Yard Depth:
7.0 metres;
 - (8) Minimum Interior Side Yard Width:
0.6 metres, provided the combined total of the interior side yards on an interior lot is not less than 1.8 metres.
 - (9) Minimum Landscaped Open Space:
 - a) 40% of the minimum front yard area; and,
 - b) 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees.

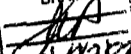
- (10) no garage shall project more than 1.5 metres beyond a porch or front wall of a dwelling;
and,
- (11) the following provisions shall apply to garages:
- (a) the maximum garage door width shall be:
- (i) 3.1 metres if the lot width for a particular unit is less than 10 metres.
 - (ii) 4.0 metres if the lot width for a particular unit is less than 10.36 metres but greater than or equal to 10 metres.
 - (iii) 4.12 metres if the lot width for a particular unit is less than 11 metres but greater than or equal to 10.36 metres.
- (b) the garage door width may be widened by an extra 0.6 metres if the front of the garage is not more than 2.5 metres closer to the front lot line than the ground floor main entrance of the dwelling unit;
- (c) the garage door width restriction does not apply to the garage door facing a flankage lot line;
- (d) the interior garage width, as calculated 3 metres from the garage opening shall not exceed 0.6 metres over the maximum garage door width permitted on the lot.

1175.3 shall also be subject to the requirements and restrictions relating to the RID zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 1175.2.”

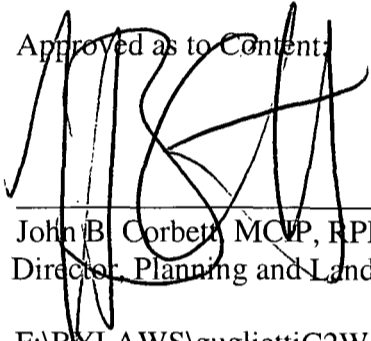
READ a FIRST, SECOND AND THIRD TIME, and PASSED, in
OPEN COUNCIL, this 18th day of December 2002.


SUSAN FENNELL- MAYOR


LEONARD J. MIKULICH- CITY CLERK
KATHRYN ZAMMIT, ACTING CITY CLERK

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON

DATE 12/20/02

Approved as to Content:


John B. Corbett MCVP, RPP
Director, Planning and Land Development Services

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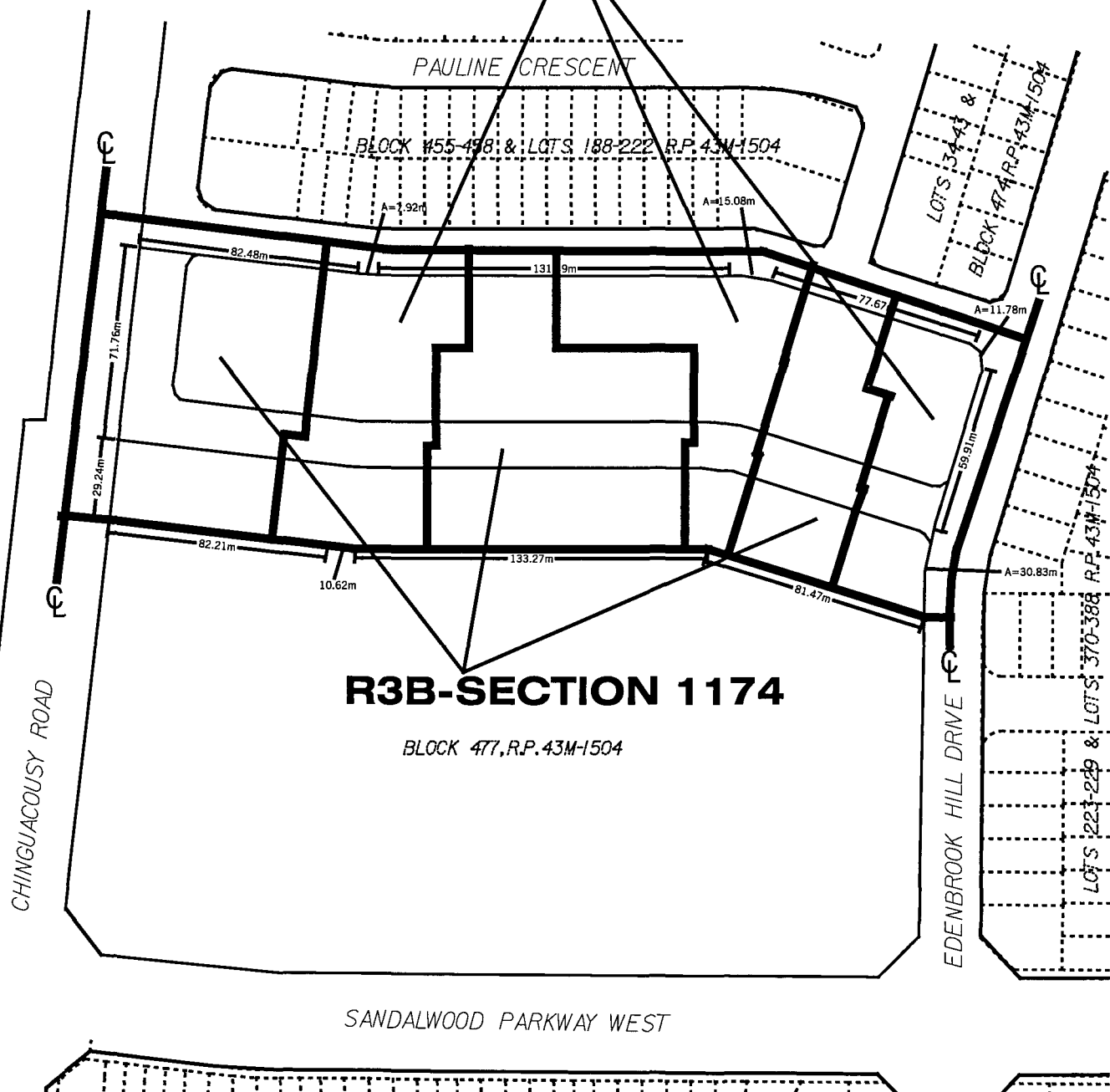
R1D-SECTION 1175

PAULINE CRESCENT

BLOCK 155-158 & LOTS 188-222 R.P. 43M-1504

LOTS 134-141 & BLOCK 47 R.P. 43M-1504

LOTS 223-249 & LOTS 370-388 R.P. 43M-1504



R3B-SECTION 1174



BLOCK 47, R.P. 43M-1504

CHINGUACOUSY ROAD

EDENBROOK HILL DRIVE

SANDALWOOD PARKWAY WEST

LEGEND

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



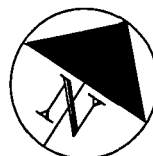
PART LOT 14, CONCESSION 2 W.H.S.

BY-LAW 151-88

SCHEDULE A

By-Law 368-2002

Schedule A



CITY OF BRAMPTON
Planning, Design and Development

Date: 2002 11 13

Drawn by: CJK

File no. C2W14.5

Map no. 23-21H

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

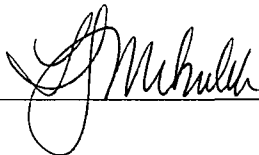
AND IN THE MATTER OF the City of Brampton By-law 368-2002 being a by-law to amend Comprehensive Zoning By-law 151-88, as amended (GUGLIETTI BROTHERS INVESTMENTS LIMITED) (File: C2W14.5)

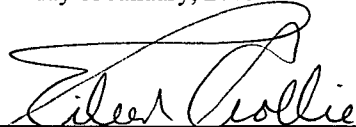
DECLARATION

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 368-2002 was passed by the Council of The Corporation of the City of Brampton at its meeting held on the 18th day of December, 2002.
3. Written notice of By-law 368-2002 as required by section 34(18) of the *Planning Act* was given on the 2nd day of January 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)
24th day of January, 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.**