



# Brampton

## Zoning By-Law Office Consolidation

(263-2005) (316-2005) (393-2005) (45-2006) (139-2006) (183-2006)(324-2006)(27-2007) (4-2007) (66-2007)(67-2007)

### **BY-LAW 276-2004**

An Interim Control By-Law applicable to Part of the Area Subject to By-Law 200-82 as Amended, and Zoning By-law 2004.

WHEREAS the interim control by-law provisions of the *Planning Act* permit a municipality to temporarily freeze development in a defined area while the municipality carries out a study in respect of the land use planning policies in this area.

WHEREAS the City of Brampton wishes to freeze development in the area set out on Schedule A attached hereto in order to carry out a study in respect of the land use planning policies that apply to this area.

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

- 1 This by-law shall prohibit the establishment of any new use and the expansion of any existing use on any land, in any building or structure in the area set out on Schedule A attached hereto (Part of Lots 1, 2, 3 and 4, Concession 1 E.H.S. and Concession 2 E.H.S.) as of the date of the enactment of this by-law.
  - 1.7.1 Notwithstanding Section 1, the lands described as Part of Lot 2, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 263-2005, as amended by By-law 316-2005 as outlined on Schedule A to this by-law **may permit a Dining Room Restaurant** (prohibiting a drive-through) limited to a maximum size of 1,805 square feet (167 square metres) and **restricted to Unit 4**.
  - 1.8 Notwithstanding Section 1, the lands known municipally as **287 Glidden Road**, described as Part of Lot 2, Concession 2, E.H.S. and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-Law 45-2006, outlined on Schedule A to this by-law may permit a kitchen countertop processing business limited to a maximum size of 5,000 square feet (465 square metres) and restricted to Units 4 and 5.
  - 1.9 Notwithstanding Section 1, the lands known municipally as **287 GLIDDEN ROAD** described as Part of Lot 2, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 393-2005 outlined on Schedule A to this by-

law **may permit a Bakery** limited to a maximum size of 5,000 square feet (465 square metres) and **restricted to Units 10 and 11.**

- 1.10 Notwithstanding Section 1, the lands known municipally as **158 Kennedy Road South**, described as Part of Lot 2, Concession 2, E.H.S. and referenced as the “Lands Subject to Specific Exemption from Interim Control By-Law 276-2004, as amended by By-law 45-2006, outlined on Schedule A to this by-law may permit a retail appliance store limited to a maximum size of 2,550 square feet (237 square metres) and restricted to Unit 2.
- 1.1 Notwithstanding Section 1, the lands known municipally as **287 GLIDDEN ROAD**, described as Part of Lot 2, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 45-2006 outlined on Schedule A to this by-law **may permit a Kitchen Countertop Processing Business** limited to a maximum size of 5,000 square feet (465 square metres) and **restricted to Units 4 and 5.**
- 1.2 Notwithstanding Section 1, the lands known municipally as **158 KENNEDY ROAD SOUTH**, described as Part of Lot 2, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 45-2006 outlined on Schedule A to this by-law **may permit a Retail Appliance Store** limited to a maximum size of 2,550 square feet (237 square metres) and **restricted to Unit 2.**
- 1.3 Notwithstanding Section 1, the lands known municipally as **107 KENNEDY ROAD SOUTH**, described as Part of Lot 3, Concession 1 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 393-2005 outlined on Schedule A to this by-law **may permit a Dining Room Restaurant** (prohibiting a drive-through) limited to a maximum size of 5,066 square feet (470 square metres) and **restricted to Units 11 and 12.**
- 1.4 Notwithstanding Section 1, the lands known municipally as **158 KENNEDY ROAD SOUTH**, described as Part of Lot 2, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 393-2005 outlined on Schedule A to this by-law **may permit a Grocery Store** limited to a maximum size of 2,500 square feet (232 square metres) and **restricted to Unit 11.**
- 1.11 Notwithstanding Section 1, the lands known municipally as **96 KENNEDY ROAD SOUTH**, described as Part of Lot 3, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 139-2006 outlined on Schedule A to this by-law **may permit an Office** limited to a maximum size of 900 square feet (86.6 square metres) and **restricted to the Second Floor Mezzanine.**
- 1.7 Notwithstanding Section 1, the lands known municipally as **107 Kennedy Road South**, described as Part of Lot 3, Concession 1, E.H.S. and referenced as the

“Lands Subject to Specific Exemption from Interim Control By-Law 276-2004, as amended, as amended by By-law 324-2006, outlined on Schedule A to this by-law **may permit a dining room restaurant (prohibiting a drive-through restricted to Units 4, 5, and 6.**

**1.12** Notwithstanding Section 1, the lands known municipally as **142 Kennedy Road South**, described as Part of Lots 2 and 3, Concession 2, E.H.S. and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004 and 263-2005, as amended” as amended by By-law 4-2007, outlined on Schedule A to this by-law **permits a furniture showroom. Warehousing is also permitted but only as an accessory use.**

**1.13** Notwithstanding Section 1, the lands known municipally as **158 Kennedy Road South**, described as Part of Lot 2, Concession 2 E.H.S. and referenced a the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004 and 276-2005, as amended”, as amended by By-law 4-2007, outlined on Schedule A to this by-law **permits a video sales and rental outlet restricted to Unit 5 and a place of worship restricted to Unit 8.**

**1.14** Notwithstanding Section 1, the lands known municipally as **158 Kennedy Road South**, described as Part of Lot 2 Concession 2, E.H.S. and referenced as the “Lands Subject to Specific Exemption from Interim Control By-Law 276-2004 and 263-2005, as amended”, as amended by By-law 27-2007, outlined on Schedule A to this **by-law permits a retail and a personal service shop (but excluding adult uses such as a massage or body rub perlour, an adult entertainment parlour, or an adult videotape store) limited to a maximum size of 2,500 square feet and is restricted to Unit 7.**

**1.8** Notwithstanding Section 1, the lands known municipally as **144 KENNEDY ROAD SOUTH**, described as Part of Lot 2, Concession 2 EHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 139-2006 outlined on Schedule A to this by-law **may permit a Bakery** limited to a maximum size of 3,070 square feet (285 square metres) and **restricted to Unit 13A.**

**1.9** Notwithstanding Section 1, the lands known municipally as **2 RAMBLER DRIVE**, described as Part of Lot 2, Concession 1 WHS, and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004, as amended”, as amended by By-law 183-2006 outlined on Schedule A to this by-law **may permit a Personal Service Shop** limited to a maximum size of 1,300 square feet (121 square metres) and **restricted to Unit 10.**

**1.7** Notwithstanding Section 1, the lands known municipally as **116 Kennedy Road South**, described as Part of Lot 3, Concession 2, E.H.S. and referenced as the “Lands Subject to Specific Exemption from Interim Control By-law 276-2004 and 263-2005, as amended”, as amended by by-law 66-2007, outlined on Schedule A to this by-law **permits a retail and personal service shop (but**

excluding adult uses such as a massage or body rub parlour, an adult entertainment parlour, or an adult videotape store) limited to a maximum size of 700 square feet and restricted to Unit 7.

1.8 Notwithstanding Section 1, the lands known municipally as 158 Kennedy Road South, described as Part of Lot 2, Concession 2, E.H.S. and referenced as the "Lands Subject to Specific Exemption from Interim Control By-Law 276-2004 and 263-2005, as amended", as amended by By-law 67-2007, outlined on Schedule A to this by-law permits a retail shop (for the sale of flooring including carpeting and hardwoods) limited to a maximum size of 2,580 square feet and restricted to Unit 11.

2 This by-law shall be in effect until September 10, 2006.

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

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SUSAN FENNELL - MAYOR

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LEONARD J. MIKULICH- CITY CLERK

Approved as to Content:

\_\_John B. Corbett, MCIP, RPP

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Director, Planning & Land Development Services