



THE CORPORATION OF THE CITY OF BRAMPTON
BY-LAW

Number 79-2014

To amend By-law 270-2004, as amended

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

1. By-law 270-2004, as amended, is hereby further amended:

(1) by changing Schedule A thereto, the zoning designation of the lands as shown outlined on Schedule A to this by-law:

From:	To:
Agricultural	Highway Commercial One – Section 2475 (HC1 – 2475)

(2) by adding thereto the following section:

“2475 The lands designated HC1 - 2475 on Schedule A to this by-law:

2475.1 Shall only be used for the following purposes:

- a) A motor vehicle sales and leasing establishment.
- b) A motor vehicle repair shop and/or a motor vehicle washing establishment only in conjunction with and accessory to a motor vehicle sales and leasing establishment.

2475.2 Shall be subject to the following requirements and restrictions:

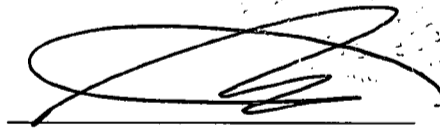
- a) Maximum Gross Floor Area: 520 square metres
- b) Maximum Front Yard Depth: 3.0 metres
- c) Minimum Front Yard Depth: 1.0 metres

- d) Minimum southerly Side Yard Depth: 10.0 metres
- e) Minimum northerly Side Yard Depth: 6.0 metres
- f) Minimum Landscaped Open Space:
 - i) Except at approved access locations, 1.0 metres abutting the front lot line;
 - ii) 0.0 metres abutting an interior side lot line; and
 - iii) 1.0 metres abutting the rear lot line, except at access easement locations.
- g) Minimum Building Height: 7.6 metres
- h) Minimum size of parking space: 2.6m x 5.2m
- i) Minimum parking aisle width: 6.0 metres
- j) Parking shall be calculated at 1 space per 18 square metres for an accessory motor vehicle washing establishment with no stacking spaces required. Parking for all other uses shall be calculated according to Section 20.3 of the Zoning By-law.
- k) 50 percent of the required parking spaces on the property may be tandem spaces."

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

this 9TH day of April 2014


 SUSAN FENNELL - MAYOR


 PETER FAY - CITY CLERK

Approved as to Content:


 Paul Snape, MCIP, RPP
 Acting Director, Land Development Services

APPROVED AS TO FORM
BY: J.Z.
LEGAL SERVICES
DATE: 27/03/14

HURONTARIO ST

HC1
-2475

LEGEND

—— ZONE BOUNDARY

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



CITY OF BRAMPTON

Planning and Infrastructure Services

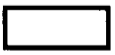
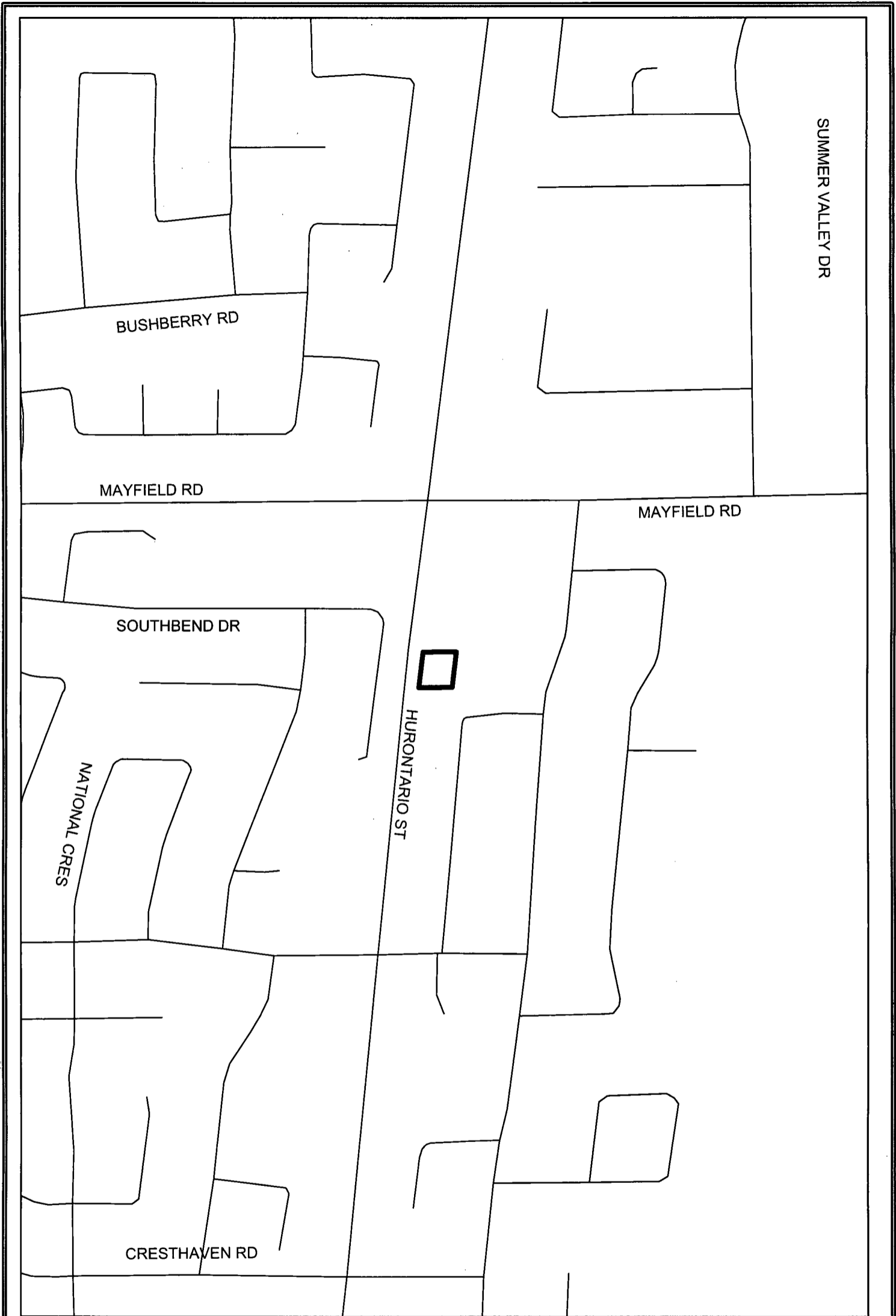
Date: 2013 01 14

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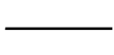
By-Law 79-2014

Schedule A

File no. C01E17.027_ZBLA



SUBJECT LANDS



BUILT STREETS



FLOWER CITY
 PLANNING &
 INFRASTRUCTURE
 SERVICES



BRAMPTON.CA
 Date: 2014 01 14 Drawn By: CJK
 File: C01E17.027_ZKM

Key Map By-Law 79-2014

IN THE MATTER OF the *Planning Act, R.S.O. 1990*, as amended, sections 17 and 34:

AND IN THE MATTER OF the City of Brampton By-law 78-2014 being a by-law to adopt Official Plan Amendment OP2006-098 and By-law 79-2014 to amend Zoning By-law 270-2004 as amended, John Marshall Planning and Management Consulting Inc. – Dinesh Patel and Hardial Bhella (File C01E17.027)


DECLARATION

I, Earl Evans, of the City of Brampton, in the Region of Peel, hereby make oath and say as follows:

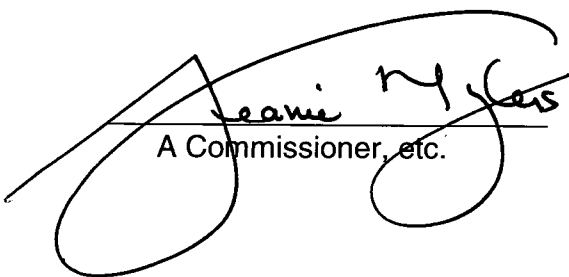
1. I am the Deputy Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared.
2. By-law 78-2014 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 9th day of April, 2014, to adopt Amendment Number OP2006-098 to the 2006 Official Plan.
3. By-law 79-2014 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 9th day of April, 2014, to amend Zoning By-law 270-2004, as amended.
4. Written notice of By-law 78-2014 as required by section 17(23) of the *Planning Act* was given on the 24th day of April, 2014, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act, R.S.O. 1990* as amended.
5. Written notice of By-law 79-2014 as required by section 34(18) of the *Planning Act* was given on the 24th day of April, 2014, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act, R.S.O. 1990* as amended.
6. No notice of appeal was filed under section 17(24) and section 34(19) of the *Planning Act* on or before the final date for filing objections.
7. In all other respect the Official Plan Amendment and Zoning By-law have been processed in accordance with all of the *Planning Act* requirements including regulations for notice.
8. OP2006-098 is deemed to have come into effect on the 15th day of May, 2014, in accordance with Section 17(27) of the *Planning Act, R.S.O. 1990*, as amended.

And I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the)
City of Brampton in the)
Region of Peel this)
21st day of May, 2014)



Earl Evans


A Commissioner, etc.

Jeanie Cecilia Myers,
a Commissioner, etc.,
Province of Ontario, for the
Corporation of the City of Brampton.
Expires April 8, 2015.