



THE CORPORATION OF THE CITY OF BRAMPTON  
BY-LAW

**Number** 116-2015

To amend By-law 270-2004, as amended

The Council of The Corporation of the City of Brampton, in accordance with the provisions of the *Planning Act*, R.S.O. 1990, c.P. 13, hereby ENACTS as follows:

1. By-law 270-2004, as amended, is hereby further amended by replacing Section 2619 thereof with the following:

"2619 The lands designated as Industrial One – Section 2619 (M1-2619) on Schedule A to this By-law;

2619.1 shall only be used for the following purposes:

- (1) those purposes permitted in the M1 Zone
- (2) a retail establishment having no outside storage
- (3) an office (excluding medical and dental)
- (4) a commercial, technical, recreational school
- (5) a banquet hall
- (6) a bank, trust company or finance company
- (7) a service shop
- (8) a personal service shop
- (9) a dining room restaurant, take out restaurant
- (10) a laundromat, dry cleaning and laundry distribution station, dry cleaning and laundry establishment
- (11) a health or fitness centre

2619.2 shall be subject to the following restrictions and requirements:


- (1) Landscaped Open Space area shall be provided, with the exception of approved driveways, in the locations and having the minimum widths shown on Schedule C - Section 2619
- (2) Minimum required parking spaces: 577
- (3) Maximum building height: 1 storey

- (4) Maximum gross floor area, exclusive of any mezzanine floor area used only for storage purposes: 18,500 square metres
- (5) Maximum gross floor area devoted to body rub parlours as follows:
  - (i) 380 square metres restricted to units legally described as "Units 36 and 37, Level 1, Peel Condominium Plan No. 473" (2565 Steeles Avenue East); and
  - (ii) 205 square metres restricted to units legally described as "Units 1 and 2, Level 1, Peel Condominium Plan No. 399" (7955 Torbram Road).

2619.3 all lands zoned M1-2619 shall be considered one lot for zoning purposes."

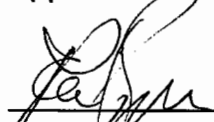
READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,

this 3<sup>rd</sup> day of June, 2015.

  
LINDA JEFFREY - MAYOR  
GAEL MILES, ACTING MAYOR

  
PETER FAY - CITY CLERK

Approved as to Content:

  
Paul Snape, MCIP, RPP  
Director, Development Services  
Planning and Building Division

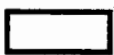
APPROVED AS TO FORM
BY: <u>J.R.</u>
LEGAL SERVICES
DATE: <u>22, 05, 12</u>

TORBRAM RD

STEELES AVE E

HWY 407

TORBRAM RD



SUBJECT LANDS



BUILT STREETS



FLOWER CITY  
PLANNING,  
DESIGN &  
DEVELOPMENT



BRAMPTON.CA  
Date: 2013 03 14 Drawn By: CJK  
File: T06E15.011zkm

**Key Map By-Law 116-2015**

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 115-2015 being a by-law to adopt Official Plan Amendment OP2006-111 and By-law 116-2015 to amend Zoning By-law 270-2004 as amended, PCC 473, PCC 621, and PCC 399 (File T06E15.011)

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 115-2015 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 3<sup>rd</sup> day of June, 2015, to adopt Amendment Number OP2006-111 to the 2006 Official Plan.
3. By-law 116-2015 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 3<sup>rd</sup> day of June, 2015, to amend Zoning By-law 270-2004, as amended.
4. Written notice of By-law 115-2015 as required by section 17(23) of the *Planning Act* was given on the 12<sup>th</sup> day of June, 2015, 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 116-2015 as required by section 34(18) of the *Planning Act* was given on the 12<sup>th</sup> day of June, 2015, 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. One 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, and subsequently withdrawn on July 2, 2015.
7. In all other respects, 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. OP2006-111 is deemed to have come into effect on the 3<sup>rd</sup> day of July, 2015, in accordance with Section 17(27) of the *Planning Act*, R.S.O. 1990, as amended.
9. Zoning By-law 116-2015 is deemed to have come into effect on the 3<sup>rd</sup> day of June, 2015, in accordance with Section 34(21) 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  
24<sup>th</sup> day of July, 2015

  
A Commissioner, etc.

Jeanie Cecilia Myers,  
a Commissioner, etc.,  
Province of Ontario, for the  
Corporation of the City of Brampton  
Expires April 8, 2018.



Earl Evans