



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 216 - 2019

To amend Comprehensive Zoning 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:

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

From:	To:
"SERVICE COMMERCIAL – SECTION 2259 (SC – 2259)"	"SERVICE COMMERCIAL – SECTION 2956 (SC – 2956)"

(2) By adding the following Sections:

"2956 The lands designated SC – 2956 on Schedule A to this by-law:

2956.1 Shall only be used for the following purposes:

- (1) The uses permitted in the SC-2259.1(1) zone;
- (2) Motor vehicle sales, leasing and rental establishment;
- (3) Motor vehicle repair and/or motor vehicle body shop as an accessory use to a motor vehicle sales, leasing and rental establishment;
- (4) Outside storage shall not be permitted except for the display of motor vehicles in conjunction with a motor vehicle sales, leasing and rental establishment;
- (5) Drive-through facilities associated with a dining room or take-out restaurant, bank, trust company, or financial institution;
- (6) Purposes accessory to other permitted purposes.

2956.2 Uses permitted under Section SC-2956.1 shall be subject to the requirements and restrictions of the SC-2259 zone.

2956.3 Uses permitted under Section SC-2956.1 shall be subject to the following requirements and restrictions:

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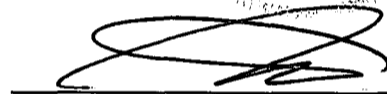
- (1) For the purpose of this Section, the lot line abutting Inspire Boulevard shall be deemed to be the front lot line;
- (2) All lands zoned SC-2956 shall be considered one lot for the purposes of this by-law;
- (3) Minimum building height:
 - a. For buildings within 50m of the lot line abutting Dixie Road: 7.5m
 - b. For buildings within 50m of the lot line abutting Inspire Boulevard: 7.5m
 - c. For all other buildings: 1 storey

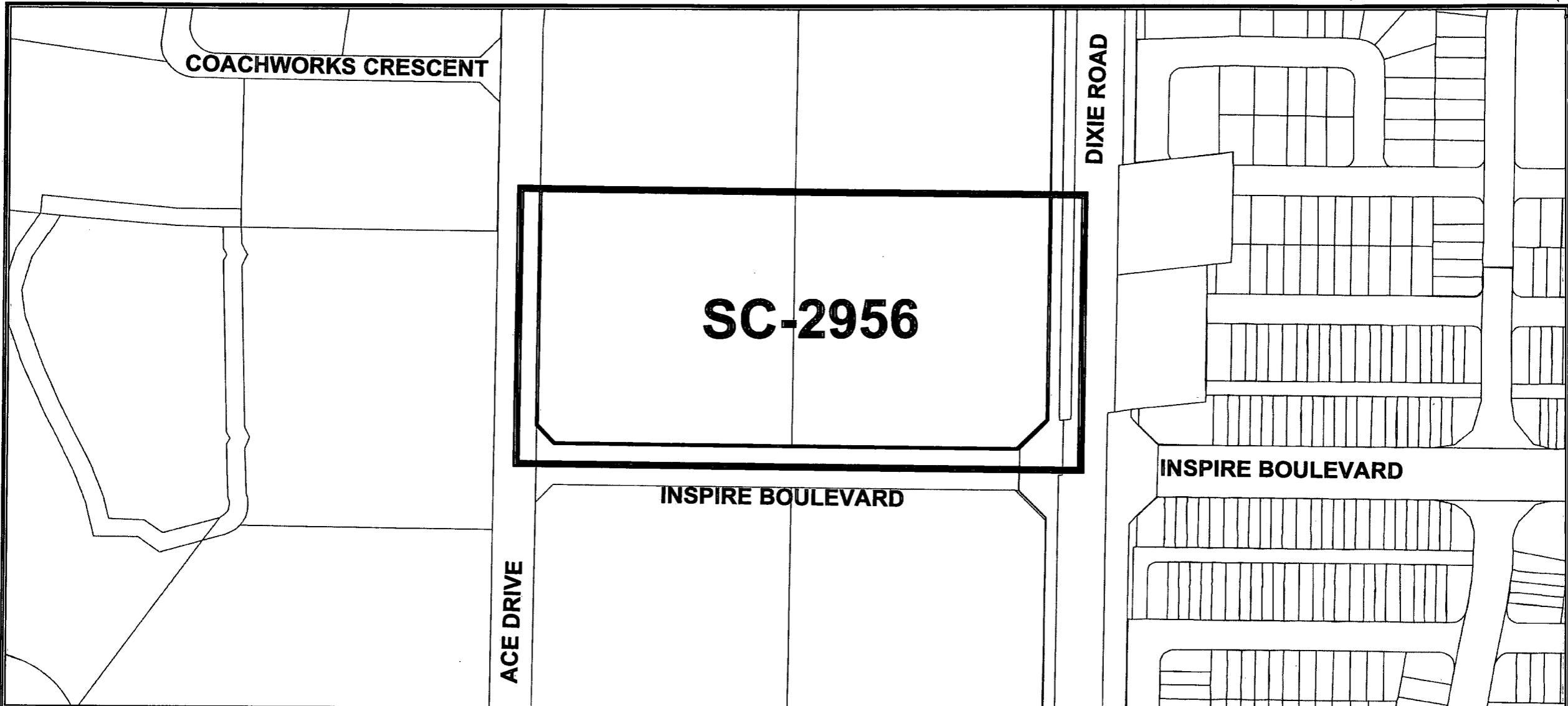
ENACTED and PASSED this ^{11TH} [enter date] day of ^{September} [enter month], 2019.

Approved as to form.
20 11/09/11
[insert name] JZ

Approved as to content.
2011/09/11
[insert name] SAF






Patrick Brown, Mayor


Peter Fay, City Clerk



PROPOSED SCHEDULE A
BY-LAW 270-2004
BLOCK 10 and BLOCK 11, PLAN 43M-1907
CITY of BRAMPTON

— ZONE BOUNDARY
 SC - SECTION 2956 SERVICE COMMERCIAL

P.N.:17.2464	Date: April 10, 2019
Scale: N:T.S.	Revised:
Drawn By: D.S.	File No.:2189 ZN_APR_10_2019
	 21 Queen Street East Suite 500 Brampton, ON L6W 3P1 P (905) 796 - 5790  GWD Custom Work or Done Toll Free 1 (855) 771-7268 www.gwdplanners.com  3801 Highway 7 East Suite 310 Markham, ON L3R 0M3 P (905) 477 - 6556

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 215-2019 being a by-law to adopt
Official Plan Amendment OP2006-170, and By-law 216-2019 to amend Zoning By-law
270-2004, as amended – Davis Webb LLP – 1968610 Ontario Ltd. & 1968611 Ontario Ltd.
(C03E17.005)

DECLARATION

I, Charlotte Gravlev, Deputy City Clerk, City of Brampton, in the Region of Peel, hereby
make oath and say as follows:

1. I am the Deputy City Clerk of The Corporation of the City of Brampton and as such
have knowledge of the matters herein declared.
2. By-law 215-2019 was passed by the Council of the Corporation of the City of
Brampton at its meeting on the 11th day of September, 2019, to adopt Amendment
Number OP2006-170 to the 2006 Official Plan.
3. By-law 216-2019 was passed by the Council of the Corporation of the City of Brampton
at its meeting held on the 11th day of September, 2019, to amend Zoning By-law 270-
2004, as amended.
4. Written notice of By-law 215-2019 as required by section 17(23) of the *Planning Act*
was given on the 26th day of September, 2019, 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 216-2019 as required by section 34(18) of the *Planning Act*
was given on the 26th day of September, 2019, 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 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. OP2006-170, adopted by By-law 215-2019, is deemed to have come into effect on the
11th day of September, 2019, in accordance with Section 17(27) of the *Planning Act*,
R.S.O. 1990, as amended.
9. Zoning By-law 216-2019 is deemed to have come into effect on the 11th day of
September, 2019, 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)
23rd day of October, 2019)



Charlotte Gravlev

Jeanie Cecilia Myers,
a Commissioner, etc.,
Province of Ontario,
for the Corporation of the
City of Brampton.
Expires April 8, 2021.



A Commissioner, etc.


J.M.