



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 137 - 2020

To Adopt Amendment Number OP 2006 - 184
to the Official Plan of the
City of Brampton Planning Area

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, as amended, hereby ENACTS as follows:

1. Amendment Number OP 2006 – 184 to the Official Plan of the City of Brampton Planning Area is hereby adopted and made part of the Official Plan.

ENACTED and PASSED this 8th day of July, 2020.

Approved as to
form.

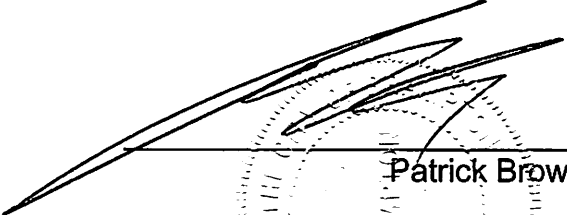
2020/06/24


AWP

Approved as to
content.

2020/06/24

AAP


Patrick Brown, Mayor


Janice Adshead, Deputy Clerk
for Peter Fay, City Clerk

AMENDMENT NUMBER OP 2006 - 184

To the Official Plan of the
City of Brampton Planning Area

AMENDMENT NUMBER OP 2006 – ~~184~~
TO THE OFFICIAL PLAN OF THE
CITY OF BRAMPTON PLANNING AREA

1.0 Purpose:

The purpose of this amendment is to change the land use designation of the lands shown outlined on Schedule A to “Medium/High Density Residential”, and to revise existing site specific density and design policies to permit the development of the lands for stacked back-to-back townhouses.

2.0 Location:

The lands subject to this amendment are municipally known as 17, 19, 21, 23, 25, 27 and 29 Clarence Street and are located on the south side of Clarence Street, approximately 45m east of Main Street South in the City of Brampton. The property has frontage of approximately 105 metres on Clarence Street, and is located in part of Lot 4, Concession 1, WHS in the City of Brampton.

3.0 Amendments and Policies Relative thereto:

3.1 The document known as the Official Plan of the City of Brampton Planning Area is hereby amended:

(1) By adding to the list of amendments pertaining to Secondary Plan Area Number 7: Downtown Brampton Secondary Plan as set out in Part II: Secondary Plans thereof, ‘Amendment Number OP 2006 - 184.’

3.2 The portions of the document known as the 1993 Official Plan of the City of Brampton Planning Area which remain in force, as they relate to the Downtown Brampton Secondary Plan (Being Part Two: Secondary Plans, as amended) are hereby further amended:

(1) By changing on Schedule SP7(A) of Chapter 7: Downtown Brampton Secondary Plan of Part II: Secondary Plans, the land use designation of the lands outlined on Schedule A to this amendment from “Medium Density” to “Medium-High/High Density”

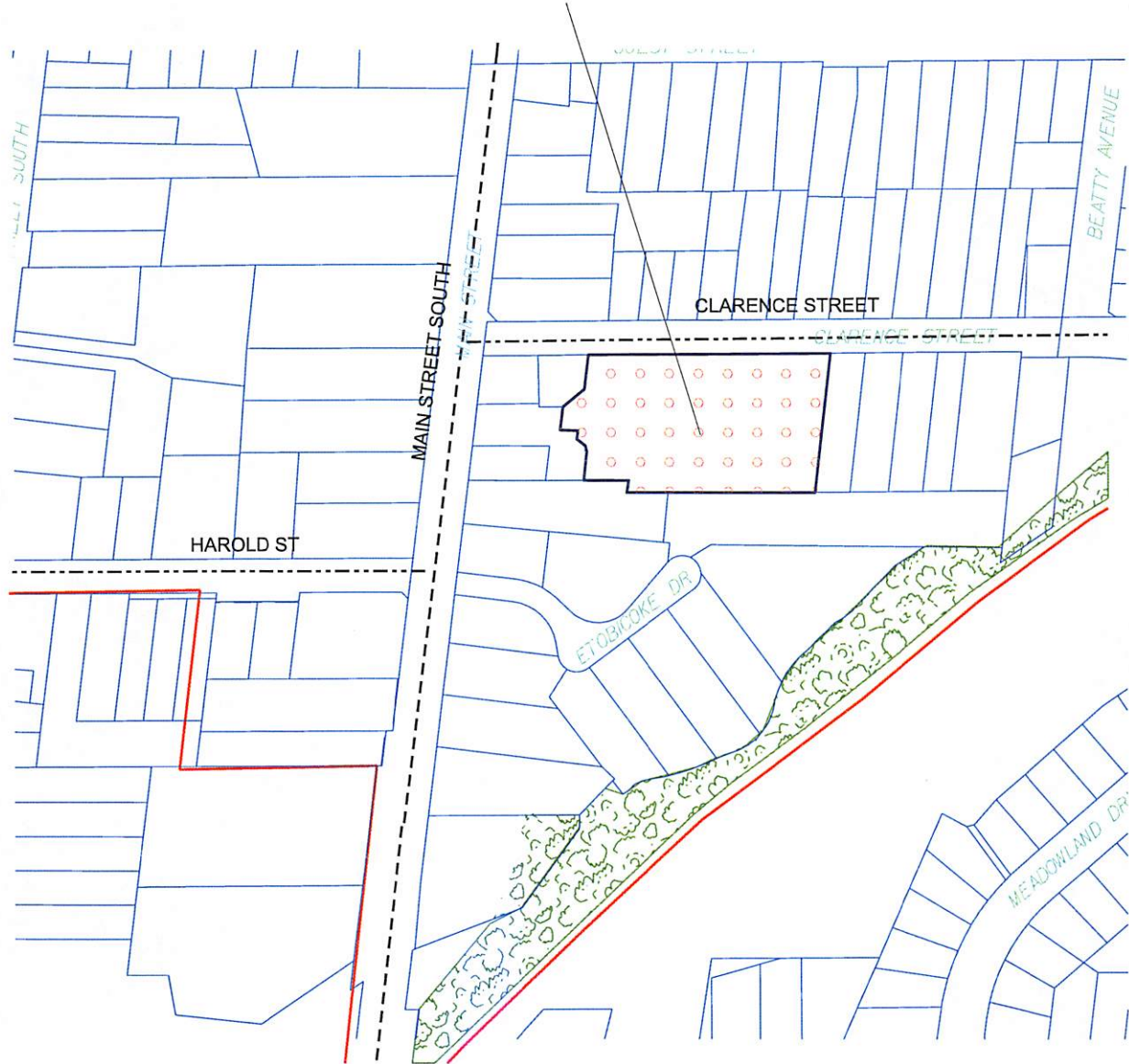
(2) By deleting Section 5.6.7 “Special Policy Area 8” of Chapter 7: Downtown Brampton Secondary Plan and replacing it with the following:

“Special Policy Area Number 8

5.6.7 The lands identified as “Special Policy Area Number 8” on Schedule SP7(C) may be developed for medium-high/high density residential uses subject to the following policies:

- (i) A maximum of 90 stacked and back to back townhouse dwelling units shall be permitted on the site at a maximum density of 141 units per net hectare;
- (ii) The maximum building height shall be three storeys (not including basements or a roof structure used to house enclosed stairways and or mechanical equipment);
- (iii) The design of the development, including building scale, massing, composition, material and design features, shall be compatible with the character of the surrounding area; and,
- (iv) The architectural design of new buildings shall take inspiration from heritage resources in the vicinity of the site.
- (v) Appropriate urban and architectural design features shall be established by the exercise of site plan control pursuant to Section 41 of the Planning Act, R.S.O 1990, and development standards shall be established by the implementing zoning by-law.

LANDS TO BE REDESIGNATED FROM "MEDIUM DENSITY RESIDENTIAL" TO "MEDIUM/HIGH DENSITY RESIDENTIAL"



EXTRACT FROM SCHEDULE SP7(A) OF THE DOCUMENT KNOWN AS THE DOWNTOWN BRAMPTON SECONDARY PLAN

