



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 29-81

To amend By-law 861 to regulate the use of part of Lots 8, 9 and 10 Concession 3, E.H.S., in the former Township of Chinguacousy, now in the City of Brampton

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

1. Schedule A of By-law 861, as amended, being the Restricted Area By-law of the former Township of Chinguacousy, is hereby amended by changing the zoning designations of the lands shown outlined on Schedule A attached to this By-law from RESIDENTIAL MULTIPLE RMA - SECTION 240 (RMA-SECTION 240), RESIDENTIAL MULTIPLE RMA - SECTION 241 (RMA-SECTION 241) and RESIDENTIAL MULTIPLE RMA - SECTION 229 (RMA-SECTION 229) to RESIDENTIAL MULTIPLE - SECTION 292 (RMA-SECTION 292).
2. Schedule A of this By-law is hereby attached to Schedule A of By-law 861 and forms part of By-law 861.
3. By-law 861 is hereby amended by adding thereto the following section:
  - "292.1. The lands designated RMA-Section 292 on Schedule A attached hereto:
    - 292.1.1 shall only be used for
      - (1) single family detached dwellings
      - (2) semi-detached dwellings
      - (3) uses and buildings accessory to other permitted purposes.
    - 292.1.2 shall, in respect of single family detached dwellings, be subject to the following requirements and restrictions:
      - (1) minimum interior lot width: 9 metres
      - (2) minimum corner lot width: 12 metres
      - (3) minimum interior lot area: 261 square metres
      - (4) minimum corner lot area: 348 square metres

- (5) minimum side yard width:
  - (a) a side yard other than a side yard flanking a street may be reduced to zero
  - (b) the minimum distance between detached buildings shall not be less than 1.8 metres
  - (c) in no event shall the total width of side yards on any lot be less than 1.8 metres.

292.1.3 shall, in respect of each semi-detached dwelling unit, be subject to the following requirements and restrictions:

- (1) minimum interior lot width: 9 metres
- (2) minimum corner lot width: 12 metres
- (3) minimum interior lot area: 261 square metres
- (4) minimum corner lot area: 348 square metres
- (5) minimum side yard width: 1.5 metres

292.1.4 shall in respect of single family detached and semi-detached dwellings, be subject to the following additional requirements and restrictions:

- (1) minimum lot depth: 29 metres
- (2) minimum front yard depth: 3.6 metres, provided that there is a minimum distance of 6 metres between the front wall of a garage and the front lot line
- (3) minimum rear yard depth: 7.5 metres
- (4) minimum width of side yard flanking a street: 3 metres
- (5) minimum width of side yard flanking a public walkway: 1.2 metres, plus 0.6 metres for each additional storey above the first storey
- (6) maximum building height: 10.5 metres
- (7) driveway location: no driveway on a corner lot shall be located

(8) minimum parking space per dwelling unit:

closer than 3 metres to the intersection of streetlines as projected

2 (two), one of which must be located in a garage

(9) minimum front yard landscaped open space:

50% of the front yard area

(10) accessory buildings:

(a) shall not be used for human habitation

(b) shall not be less than 0.6 metres from any lot line

(c) shall not exceed 4.5 metres in height in the case of a peaked roof

~~(d) shall not exceed 3.5 metres in height in the case of a flat roof~~

(e) shall not be erected in a front yard, a flankage side yard or within the minimum required side yard

(f) shall not exceed a gross floor area of 15 square metres, unless it is a detached garage, in which case the maximum gross floor area is 23 square metres

(11) swimming pools:

(a) shall not be located in the front yard

(b) the maximum coverage by the pool is not to exceed 50%

of the area of the yard containing the pool

(c) shall have a minimum distance of 1.2 metres from any lot line or easement

(12) Landscaped

Buffer Space:

(a) a landscaped buffer space of not less than 3 metres in width abutting the 0.3 metre reserve and as shown on Schedule 'A' shall be provided on each lot

(b) a landscaped buffer space shall not be used for a vegetable garden or any buildings or structures

(13) Fencing:

along those portions of lot lines which abut a landscaped buffer space, a chain link fence to a maximum height of 1.3 metres shall be the only fencing permitted.

292.1.5 shall also be subject to the requirements and restrictions relating to the RMA Zone which are not in conflict with the ones set out in Section 292.1.

292.2 For the purposes of Section 292,

Landscaped Buffer Space shall mean the area which is used exclusively for the growth, maintenance and preservation of grass, flowers, trees, shrubs and other landscaping;

Dwelling, semi-detached shall mean a building which is divided vertically by a common main wall into two (2) separate dwelling units with at least 50% of the above grade of one side wall of each dwelling unit attached, or joined to the other;

Corner Lot shall mean a lot situated at the intersection of and abutting upon two or more streets provided that the angle or intersection of such streets is not more than 135 degrees; and

Interior Lot shall mean a lot other than a corner lot. "

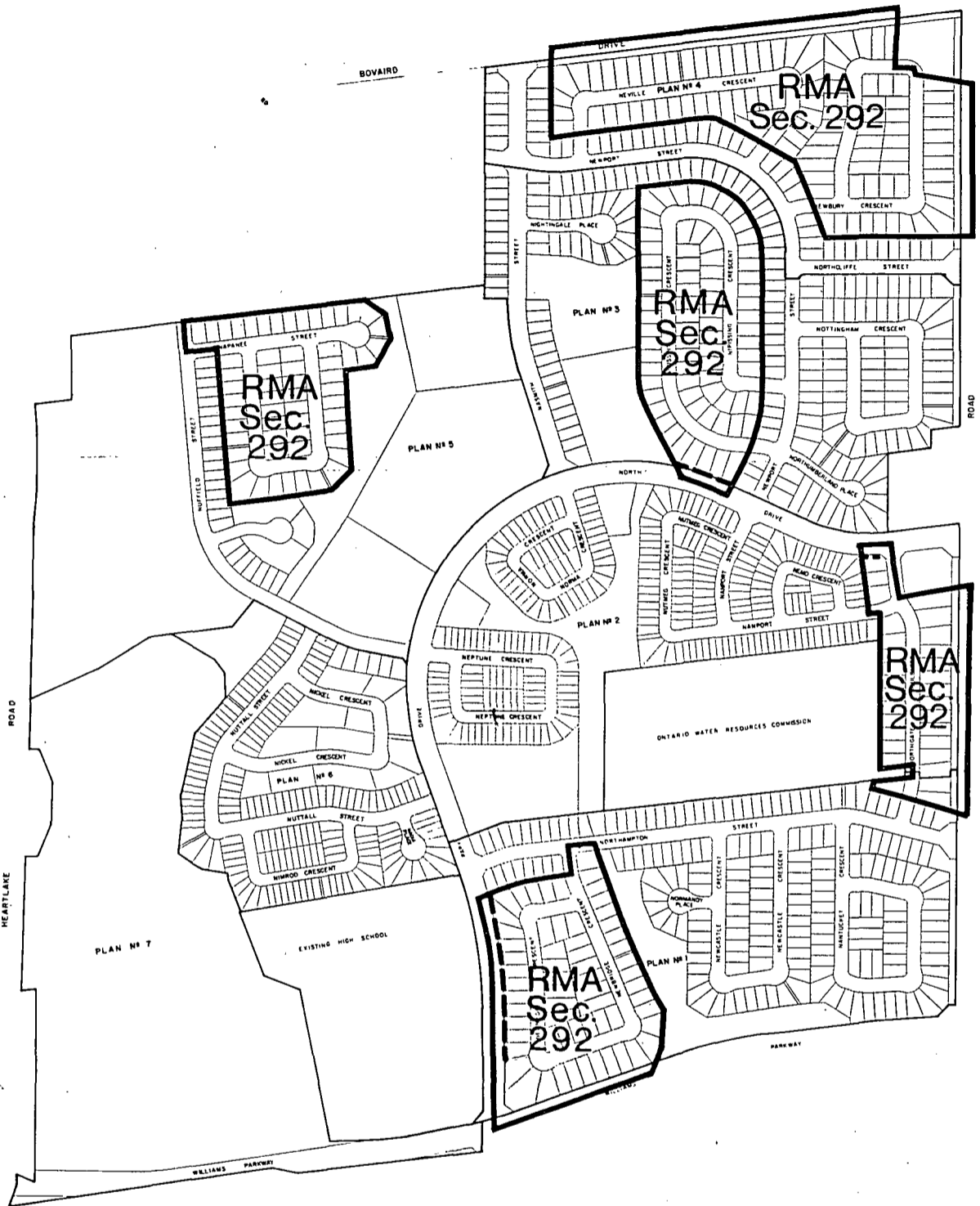
READ a FIRST, SECOND and THIRD TIME and Passed in Open Council

this 26th day of January, 1981

  
JAMES E. ARCHDEKIN - MAYOR

  
RALPH A. EVERETT - CLERK

APPROVED  
FORM  
LAW DEPT.  
BRANSON  
DATE 2/1/81



- Zone Boundary
- Landscaped Buffer Space

Part Lots 8,9 & 10 Con. 3 E.H.S.  
By-Law 861 Schedule A

BY-LAW 29-81 SCHEDULE A



1:7200

**CITY OF BRAMPTON**  
Planning and Development

Date: 1980 09 29 Drawn by: C.R.E.  
File no. C3E8.1 Map no. 45-7R

PASSED January 26th, 1981

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