



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 60-77

A By-law to prohibit or regulate the use of land and the erection, use, bulk, height and location of buildings on part of Lot 10, Concession 6 West of Hurontario Street, in the former Township of Chinguacousy now in the City of Brampton.

The Council of the Corporation of the City of Brampton hereby Enacts as follows:

1. By-law Number 861 as amended by By-law Number 877 as amended be further amended by adding to Section 3, Subsections 2 and 3, zone classification known as Industrial Low Density MLD.

2. For the purposes of this by-law:
 - a) "Landscaped Open Space means open space at ground level on a lot which is used for the development, growth, maintenance and preservation of grass, flowers, trees, shrubs and other forms of aesthetic or decorative landscaping, including surfaced walkways, patios, recreational facilities or similar amenities, but excluding any driveway, ramp, car parking or loading area, curb, retaining wall or any covered space beneath or within any main building or structure, and may include the use of land for forestry, field crops, fruit farming, market gardening, pasturage, animal husbandry, bee keeping and similar uses not requiring a building.

 - b) "Parking Area" means an area reserved for the parking of motor vehicles and includes any related aisles, parking spaces, ingress and egress lanes but does not include any part of a public street.

3. By-law Number 861 as amended by By-law Number 877 as amended be further amended by adding to Section 19 a new Subsection 19 (c) as follows:
 - 19 (c) Uses Permitted and Restrictions in an Industrial Low Density Zone (MLD).

No person shall within an Industrial Low Density (MLD) Zone, erect or use any building or structure or use any land in whole or in part for any purpose other than in accordance with the following requirements:

(A) Uses

- (1) establishment for the manufacture, assembly and repair of industrial instrumentation equipment.
- (2) use accessory to the above including office, cafeteria and similar eating facilities, indoor and outdoor private recreation facilities, parking area, gatehouse.

(B) Regulations

- (1) The minimum front yard depth, side yard depth and rear yard depth shall be as shown on Schedule 'A' attached hereto.
- (2) The minimum lot area shall be not less than forty-nine (49) acres.
- (3) All buildings shall be located within an area shown as Building Area on Schedule 'A' attached hereto, except a gatehouse which shall be located no closer than one hundred (100) feet to the front line.
- (4) All operations including the storage of incoming and outgoing goods and materials shall be carried out within buildings.
- (5) Buildings located within the Building Area shall not exceed a height of one storey for manufacture, assembly and repair of equipment, and a height of two storeys for office use or thirty-five (35) feet whichever is the lesser provided that the height limitation shall not apply to cooling towers, antennae and similar structures located within the Building Area.

- (6) Buildings to be erected within the Building Area shall neither exceed a lot coverage of one hundred and twenty-five thousand (125,000) square feet nor occupy more than six (6) percent of the lot area.
 - (7) A gatehouse shall not exceed a gross floor area of one hundred (100) square feet and a height of twelve (12) feet.
 - (8) Truck loading facilities shall be located only as shown on Schedule 'A' attached hereto.
 - (9) All areas not occupied by buildings, parking areas, driveways and truck loading areas shall be maintained as landscaped open space.
 - (10) At least one (1) parking space for each six hundred (600) square feet of gross floor area shall be provided and such parking spaces shall be used only for vehicles of employees, customers and visitors and shall be located only within the areas shown as Parking Area on Schedule 'A' attached hereto provided that one (1) parking space shall be permitted in conjunction with the gatehouse. That portion of the Parking Area not required for purposes of driveways, aisles or parking spaces shall be maintained as landscaped open space and that portion of the Parking Area used for parking spaces, driveways and aisles shall be paved.
4. Schedule 'A' to By-law 861 as amended by By-law 877 as amended, is further amended by changing the zone designation and boundaries thereof shown on Schedule 'A' to By-law 861 as amended by By-law 877 as amended, from the designation shown for the lands on Schedule 'A' attached hereto.
 5. Schedule 'B' to By-law 861 as amended by By-law 877 as amended, is further amended by including therein the lands shown on Schedule 'A' attached hereto designated by the zones shown on Schedule 'A' attached hereto. Schedule 'B' is further amended by the deletion of the lands shown on Schedule 'A' attached hereto from the designation of the said lands as A1 in said By-law 861 as amended by By-law 877 as amended.

6. Schedule 'A' attached hereto forms part of this By-law.
7. This By-law shall not come into force and take effect until and unless approved by the Ontario Municipal Board.

READ A FIRST, SECOND AND THIRD TIME and PASSED in Open Council

this **28th** day of **March,** , 1977.

James E. Archdekin *Kenneth R. Richardson*
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J. E. Archdekin K. R. Richardson
Mayor Clerk



R 771359

Ontario Municipal Board

IN THE MATTER OF Section 35 of
The Planning Act, (R.S.O. 1970,
c. 349),

- and -

IN THE MATTER OF an application
by The Corporation of the City
of Brampton for approval of its
Restricted Area By-law 60-77

B E F O R E :

D.S. COLBOURNE
Vice-Chairman

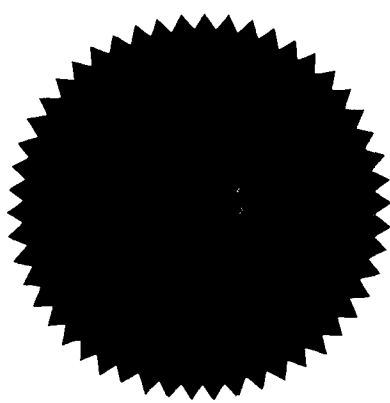
- and -

K.D. BINDHARDT
Member

Friday, the 7th day of
October, 1977

No objections to approval having been received as
required;

THE BOARD ORDERS that By-law 60-77 is hereby
approved.



SECRETARY

ENTERED	
O. B. No.....	R 77-4.....
Folio No.....	271.....
OCT 12 1977	
SECRETARY, ONTARIO MUNICIPAL BOARD	