



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

72-76

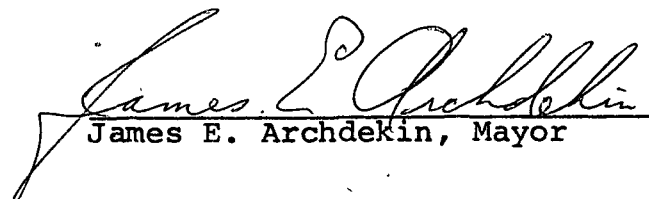
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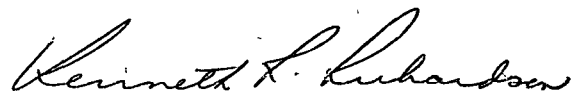
A By-law to authorize the execution  
of an Agreement between 294633 Ontario  
Ltd., The Corporation of the City of  
Brampton, and Goldfan Holdings Limited,  
Industrial Steam Limited.

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

That the Mayor and the Clerk are hereby authorized to  
execute an Agreement between 294633 Ontario Ltd., The  
Corporation of the City of Brampton, and Goldfan Holdings  
Limited, Industrial Steam Limited, attached hereto as  
Schedule "A".

READ a FIRST, SECOND and THIRD TIME and PASSED in Open  
Council this 8th day of March, 1976.

  
James E. Archdekin, Mayor

  
Kenneth R. Richardson, Clerk



# BY-LAW

No. 72-76

A By-law to authorize the execution  
of an Agreement between 294633  
Ontario Ltd., The Corporation  
of the City of Brampton, Goldfan  
Holdings Limited, and Industrial  
Steam Limited.

MEMORANDUM OF AGREEMENT made in duplicate  
this 24th day of February . 1976

B E T W E E N:

294633 ONTARIO LTD.

hereinafter called the 'Owner'

OF THE FIRST PART

A N D

THE CORPORATION OF THE CITY OF BRAMPTON

hereinafter called the 'City'

OF THE SECOND PART

A N D

GOLDFAN HOLDINGS LIMITED

INDUSTRIAL STEAM LIMITED

hereinafter called the 'Mortgagees'

OF THE THIRD PART

WHEREAS the Owner warrants that he is the owner of the lands designated on Schedule "A", hereinafter referred to as 'the lands', and further warrants that the Mortgagees are the only mortgagees of the said lands;

AND WHEREAS the Owner has applied to the City for a rezoning of the lands and the City is of the opinion that such rezoning would not be proper and in the public interest unless assurances are given by the Owner that the matters and things referred to in this agreement will be done in the manner hereinafter set forth;

NOW THEREFORE THIS AGREEMENT WITNESSETH that in consideration of the premises and the sum of TWO DOLLARS (\$2.00) of lawful money of Canada now paid by the City to the Owner, the receipt whereof is hereby acknowledged, the Owner covenants and agrees with the City to do and perform at his own expense the following matters and things:

The lands located at the south-east corner of Steeles Avenue and Melanie Drive in the City of Brampton and more particularly described as part of Lots 22 and 23 according to Registered Plan M-94 shall be developed only in accordance with the site plan annexed hereto as Schedule "A" to this agreement provided that the official plan amendment and zoning by-law to be passed by the City of Brampton to permit the proposed development receive the necessary approvals from the Minister and the Ontario Municipal Board or any body designated to grant approvals in their stead.

2. The Owner agrees that the lands designated on Schedule "A" to this agreement shall be landscaped in accordance with a landscape plan submitted by the Owner and approved by the Director of Parks and Recreation of the City of Brampton on the 16th day of February 1976. The Owner also agrees that all landscaping in accordance with the said landscape plan shall be completed to the satisfaction of the Director of Parks and Recreation of the City within one year following the date on which any portion of the buildings first becomes occupied.

3. The Owner shall enter into such arrangements as may be necessary with the Regional Municipality of Peel with respect to water distribution systems, watermains, sanitary sewage disposal, sanitary sewers, fire hydrants and necessary valves and appurtenances to service the lands and any other matters, including the payment of levies, that the said Region shall require. The City shall not issue a building permit to the Owner until provided with confirmation that the arrangements referred to in

this paragraph have been completed to the satisfaction of the Regional Municipality of Peel.

IN WITNESS WHEREOF the Owner has hereunto set his hand and seal and the City of Brampton has caused to be affixed its corporate seal attested by the hands of its proper officers duly authorized in that regard.

SIGNED, SEALED  
AND DELIVERED  
in the presence of

294633 ONTARIO LTD.

Mel. Ostro

MEL OSTRO, President

THE CORPORATION OF THE CITY OF BRAMPTON

James E. Archdekin  
JAMES E. ARCHDEKIN

MAYOR

Kenneth R. Richardson  
KENNETH R. RICHARDSON

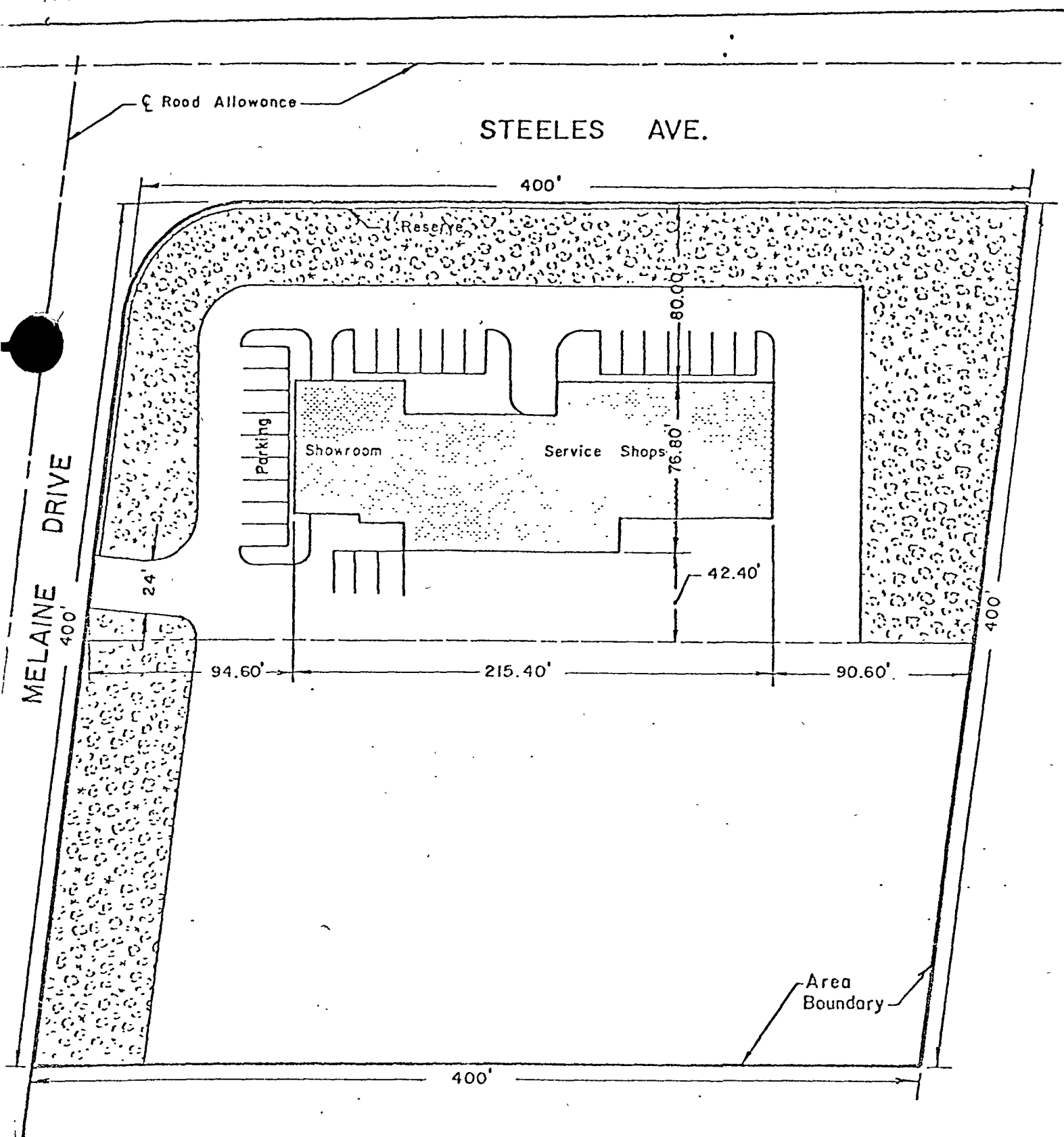
CLERK

GOLDFAN HOLDINGS LIMITED

per Leslie Kest

INDUSTRIAL STEAM LIMITED

per Leslie Kest



Application		N		Drawn	ps
MEL OSTRO SCHEDULE "A"		SITE PLAN (Lots 22 & 23)		Date	Jan. 20, 1976
Legend		Scale		File No.	T5E15.2
<div style="display: flex; align-items: center;"> <div style="width: 20px; height: 20px; border: 1px solid black; margin-right: 5px;"></div> Proposed Building </div> <div style="display: flex; align-items: center;"> <div style="width: 20px; height: 20px; background: repeating-linear-gradient(45deg, transparent, transparent 2px, black 2px, black 4px); margin-right: 5px;"></div> Landsaped Area </div>		<div style="display: flex; align-items: center;"> <div style="width: 100px; border-bottom: 1px solid black; margin-right: 5px;"></div> 0 metres    15    30 </div> <div style="display: flex; align-items: center;"> <div style="width: 100px; border-bottom: 1px solid black; margin-right: 5px;"></div> 0 feet    60    120 </div>		Dwg. No.	A
CITY OF <b>BRAMPTON</b> PLANNING DEPARTMENT					

DATED

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(MEL OSTRO) 294 633 ONTARIO LTD.

AND

THE CORPORATION OF THE  
CITY OF BRAMPTON

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A G R E E M E N T

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JUDITH E. HENDY  
CITY SOLICITOR  
CITY OF BRAMPTON