



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 84-76
A By-law to amend By-law Number 861 as amended by By-law Number 877 as amended to prohibit or regulate the use of land and the erection, use, bulk, height and location of buildings in part of Lot 8, Concession 2, East of Hurontario Street, in the former Township of Chinguacousy now in the City of Brampton.

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

1. Schedule 'A' being the zoning map attached to By-law Number 861 as amended by By-law Number 877, as amended, is further amended by changing the zone designations and boundaries thereof shown on Schedule 'A' to said By-law Number 861 as amended by By-law Number 877, as amended, from the classification of Agricultural Class I A1 Zone to Residential Single Family Class 5 R5, Multiple Residential RMA, Residential Multiple RMIC and Conservation and Greenbelt (G) Zones.
2. Schedule 'B' to said By-law Number 861 as amended by By-law Number 877 as amended is hereby further amended by including therein the lands shown on Schedule 'A' attached hereto designated by the zones shown on Schedule 'A' hereto. The said Schedule 'B' is therefore further amended by the deletion of the lands shown on Schedule 'A' hereto from the designation of the said lands as 'A1' in said By-law 861 Number as amended by By-law Number 877 as amended.
3. Schedule 'A' attached hereto forms part of this by-law.
4. No person shall, within a Residential Single Family Class 5 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 provisions of an R5 Zone except that in addition thereto the following provisions shall apply:

Regulations:

Minimum Lot Area	5,500 square feet
Parking	Off-street parking facilities shall be provided for each dwelling unit on the basis parking spaces per unit one of which may be provided within the unit and one in the driveway to the unit.
Front Yard Landscaped Open Space	Not less than sixty (60) per cent of the area of a required front yard shall be maintained as landscaped open space.

5. No person shall, within a Residential Multiple RMA 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 provisions of an RMA Zone except that in addition thereto the following provisions shall apply:

Regulations:

Minimum Lot Area 6,000 square feet for each lot but not less than 3,000 square feet for each dwelling unit.

Minimum Lot Frontage per Dwelling Unit 30 feet

Minimum Front Yard 20 feet but in no event shall the front of any garage or carport be closer than 23 feet to the front lot line.

Front Yard Landscaped Open Space Not less than sixty (60) per cent of the area of a required front yard shall be maintained as landscaped open space.

Minimum Side Yard 4 feet plus 2 feet for each additional storey above the first storey. 8 feet where there is no garage or carport.

Minimum Side Yard Flanking Road Allowance 10 feet

Minimum Corner Lot Vision Angle No part of any building on a corner lot shall be located closer than 20 feet from the intersection of street lines as projected.

Minimum Rear Yard 25 feet,

Minimum Driveway Width 10 feet

Accessory buildings shall be permitted subject to the following regulations:

Maximum Floor Area 10% of lot area but not exceeding 120 square feet.

Maximum Height 7 feet

Such buildings shall be permitted only in the rear yard with a minimum distance from any lot line of 2 feet.

The following shall apply for corner lots:

Minimum Lot Area 7,000 square feet for each lot but not less than 4,000 square feet for the dwelling unit adjacent to the flanking road allowance. ✓

Minimum Lot Frontage
Per Dwelling 70 feet ✓

Minimum Lot Frontage Per
Dwelling Unit Adjacent
To The Flanking Road
Allowance 40 feet ✓

Driveways No driveway shall be located closer than thirty (30) feet from the corner.

Front Yard and Flanking Side Yard Landscaped Open Space Not less than seventy (70) per cent of the area of a required front yard shall be maintained as landscaped open space and not less than eighty (80) per cent of the area of a required flanking side yard shall be maintained as landscaped open space.

6. No person, shall within a Residential Multiple RMIC 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 provisions of a RMIC Zone except that in addition thereto, the following provisions shall apply.

Front Yard Landscaped Open Space Not less than fifty (50) per cent of the area of a required front yard shall be maintained as landscaped open space.

Minimum Side Yard Flanking Road Allowance 10 feet.

Minimum Corner Lot Vision Angle No part of any building on corner lot shall be located closer than 20 feet from the intersection of street lines as projected.

Minimum Rear Yard 15 feet but in no event shall the centre of the rear wall of any dwelling unit be closer than 25 feet from the rear lot line, and provided that no part of any dwelling shall be located closer than 45 feet to the street line of Williams Parkway and no closer than 75 feet to the street line of Heart Lake Road as widened (Highway Number 7) and further that a strip of land not less than 20 feet in width abutting the said street lines shall be used for no other purpose than landscaping and the area of the said strip of land shall not be considered in determining the minimum lot area.

The following shall apply for corner lots:

Minimum Lot Area 3,000 square feet

Minimum Lot Frontage

Per Dwelling Unit 30 feet

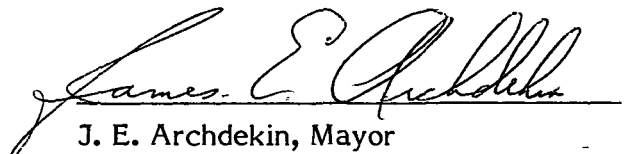
Front Yard and Flanking Side Yard Landscaped Open Space Not less than sixty (60) per cent of the area of a required front yard shall be maintained as landscaped open space and not less than eighty (80) per cent of the area of a required flanking side yard shall be maintained as landscaped open space.

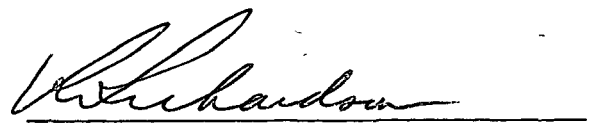
Driveways No driveway shall be located closer than twenty (20) feet from the corner.

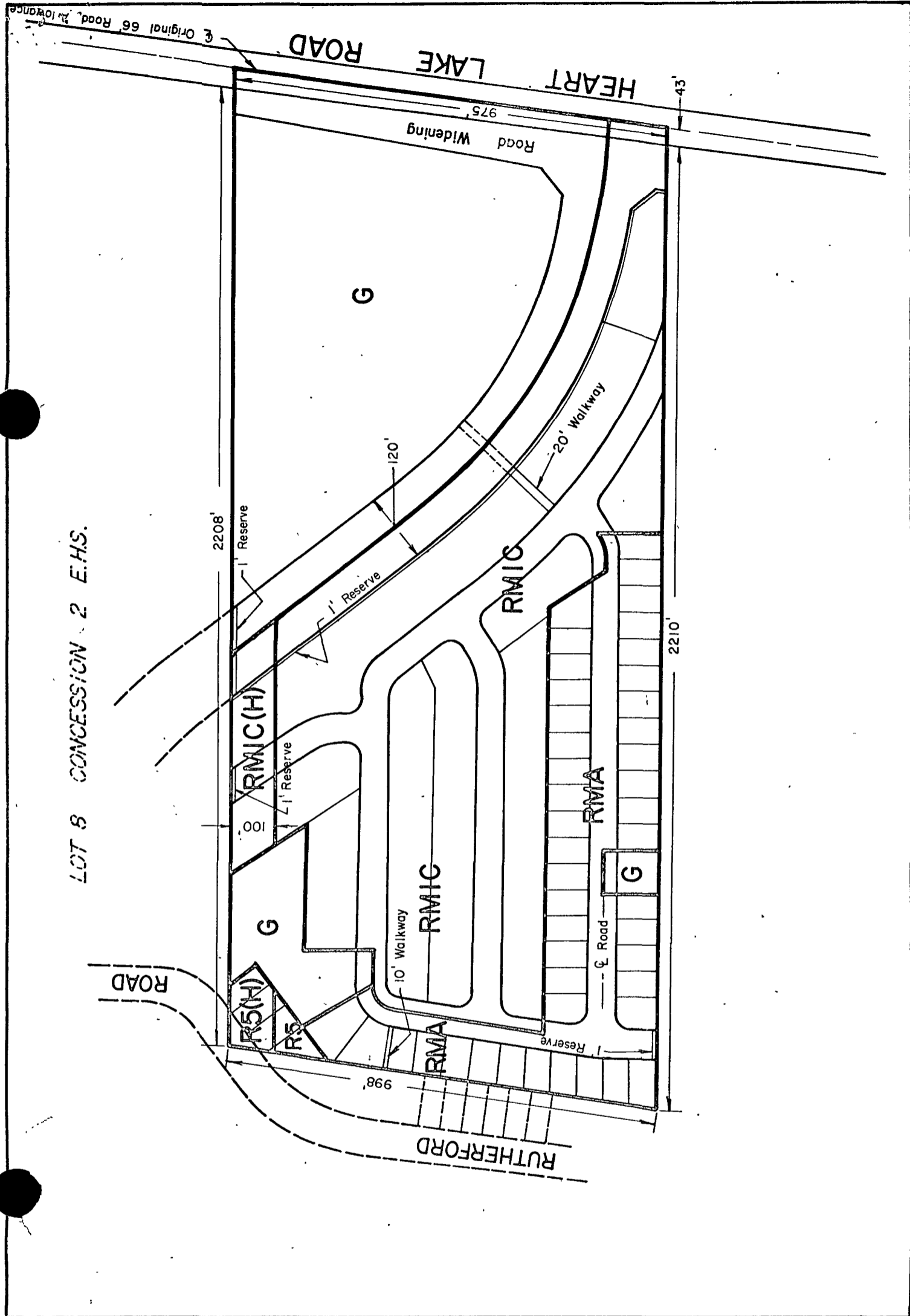
7. All requirements for a Conservation and Greenbelt (G) Zone classification as set out in By-law Number 861, Section 21, as amended, shall apply to the lands as shown on Schedule 'A' hereto attached.
8. The provisions of Section 14K of By-law 861 as amended by By-law 877 as amended by By-law 95-67 shall apply where a zone classification is followed by an "H" in parenthesis.
9. This By-law shall not come into force unless and until approved by the Ontario Municipal Board.

READ A FIRST, SECOND AND THIRD TIME and PASSED IN OPEN COUNCIL

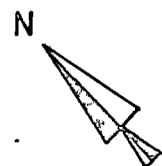
this 22nd day of March, 1976.


J. E. Archdekin, Mayor


K. R. Richardson, City Clerk



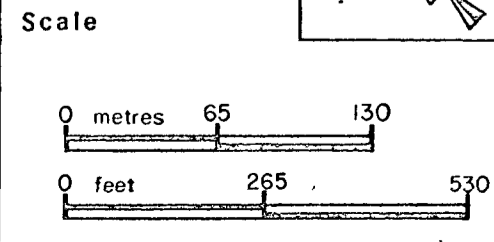
CITY OF BRAMPTON BY-LAW No. 84-76
 SCHEDULE 'A'



Drawn	ps
Date	Mar. 9, 1976
File No.	C2E8.2
Dwg. No.	A

Legend

	Zone boundary
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CITY OF
BRAMPTON
 PLANNING
 DEPARTMENT



R 761829

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 84-76

B E F O R E :

W. SHUB, Q.C.,
Chairman

-and-

J. A. WHEELER,
Member

} Thursday, the 22nd day of
} July, 1976

The objectors to approval of the said by-law
having withdrawn their objections;

THE BOARD ORDERS that By-law 84-76 is hereby approved.



C. Saruyama
C. SARUYAMA
ACTING SECRETARY

ENTERED	
O. B. No.	<i>R 76-2</i>
Folio No.	<i>325</i>
JUL 27 1976	
<i>[Signature]</i>	
SECRETARY, ONTARIO MUNICIPAL BOARD	