



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 89-81

To amend By-law 861 -
(Registered Plan M-342)

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 designation of the lands shown outlined on Schedule A attached to this By-law from RESIDENTIAL MULTIPLE FIRST DENSITY attached (RMI(A)) to RESIDENTIAL CLASS 7 - SECTION 290 (R7-SECTION 290).
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 amended by adding the following section:

"290.1 The lands designated R7 - SECTION 290 on Schedule A attached hereto:

290.1.1 shall only be used for
 - (1) single family detached dwellings
 - (2) semi-detached dwellings
 - (3) public open space
 - (4) use accessory to other permitted uses.
290.1.2 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 exterior lot width: 12 metres
 - (3) minimum lot area: 270 square metres

- (4) minimum side yard width:
 - (a) a side yard other than a side yard flanking a street may be reduced to zero metres
 - (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
 - (d) where the space between the exterior walls of two buildings is less than 2.4 metres in width, no door or window below grade shall be permitted in any wall abutting that space.

290.1.3 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 exterior lot width: 12 metres
- (3) minimum interior lot area: 270 square metres
- (4) minimum exterior lot area: 360 square metres
- (5) minimum side yard width: 1.5 metres

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

- (1) minimum lot depth: 30 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 closer than 3 metres to the intersection of street lines as projected

(8) minimum parking spaces per dwelling unit:

two, one of which must be located in a garage

(9) minimum front yard

landscaped open space:

40% of the front yard area

(10) accessory building:

(a) shall not be located less than 6 metres from any street

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

(c) shall not exceed 4.5 metres in height

(d) shall not be used for human habitation and,

(e) shall not exceed a gross floor area of 15 square metres

(11) swimming pools:

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

(b) shall not exceed 50% of the yard containing the pool, and

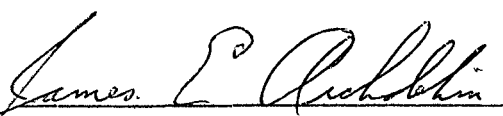
(c) shall not be located in the front yard.

290.2 For the purposes of section 290

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


READ a FIRST, SECOND and THIRD TIME and PASSED IN OPEN COUNCIL.

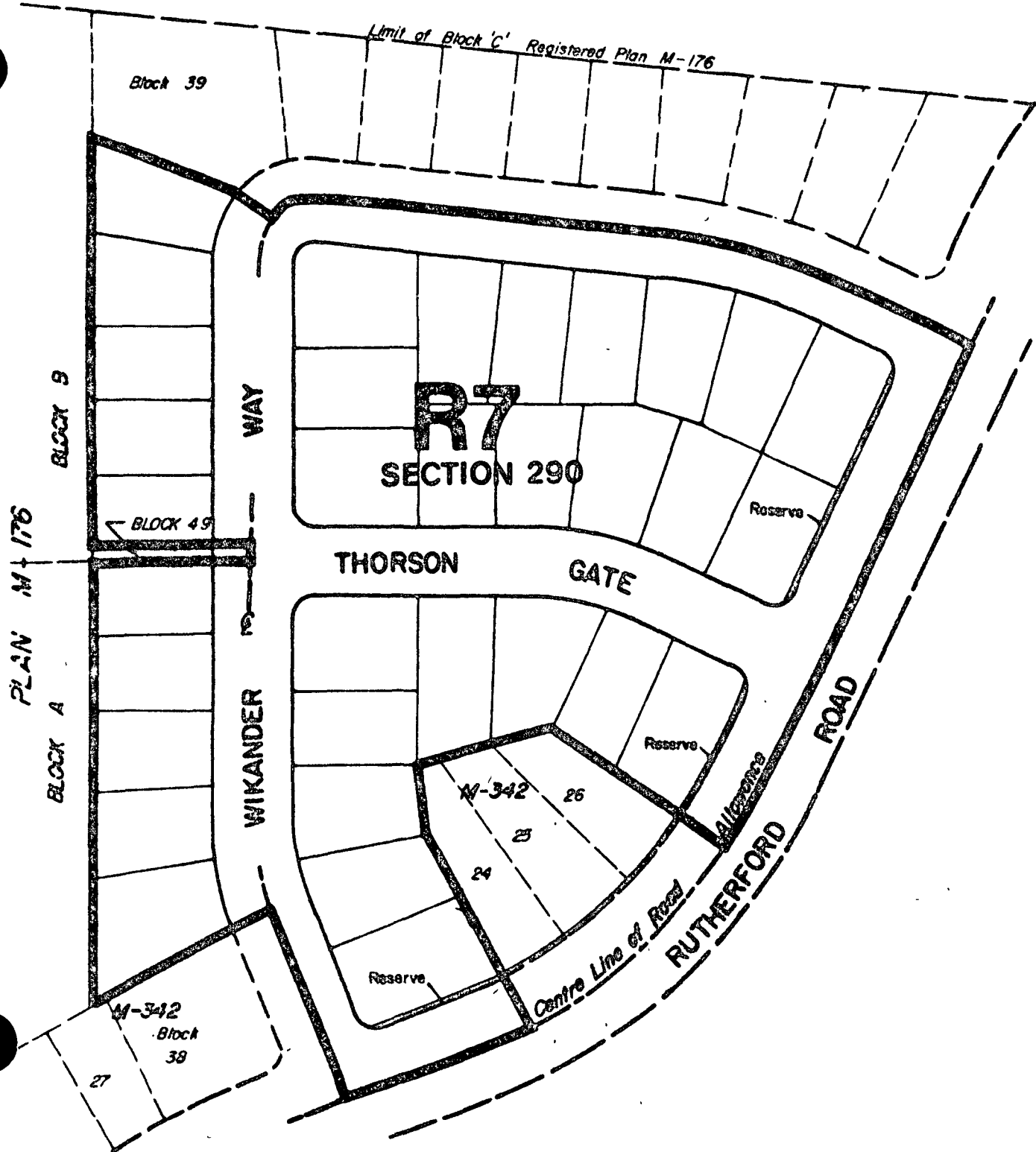
this 22nd day of April, 1981.


JAMES E. ARCHDEKIN - MAYOR


RALPH A. EVERETT - CLERK

APPROVED
AS TO FORM
LAW DEPT.
BRAMP

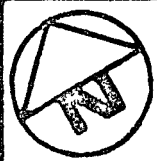
DATE 



CONCESSION 2 E.H.S.

Part Lot 9, Concession 2 E.H.S.
By-law No. 861, Schedule A

BY-LAW No. 89-81, SCHEDULE A



1:1400

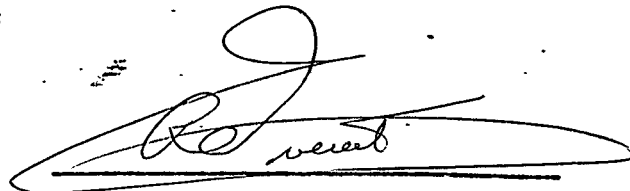
CITY OF BRAMPTON
Planning and Development

Date: 1980 10 10 Drawn by: J.M.S.
File no. C2E9.1 Map no. 44-9D

CERTIFICATE UNDER SECTION 35(27) OF THE PLANNING ACT

I, RALPH A. EVERETT, hereby certify that the notice for By-law 89-81 of The Corporation of the City of Brampton, passed by the Council of the Corporation on the 22nd day of APRIL, 1981 was given in the manner and form and to the persons prescribed by regulation made by the Lieutenant Governor-in-Council under subsection 24 of section 35 of The Planning Act. I also certify that the 21 day objection period expired on MAY 26th, 1981 and to this date no notice of objection or request for a change in the provisions of the by-law has been filed by any person in the office of the clerk.

Dated at the City of Brampton this 2nd day of JUNE, 1981.

A handwritten signature in cursive script, appearing to read 'R. A. Everett', is written over a horizontal line. The signature is enclosed within a larger, loopy flourish that extends to the right.

R. A. EVERETT
CITY CLERK

NOTE: Subsection 35(25) of The Planning Act (R.S.O. 1970, c.349, as amended) provides as follows:

Where an official plan is in effect in a municipality and notice is given in the manner and form and to the persons prescribed by the regulations and no notice of objection has been filed with the clerk of the municipality within the time prescribed by the regulations, the by-law thereupon comes into effect.

PASSED April 22, 19 81



BY-LAW

No. 89-81

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Plan M-342)