



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 102-2012

To amend By-law 270-2004, as amended

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

1. By-law 270-2004, as amended, is hereby further amended:

(1) by changing Schedule A thereto, the zoning designation of the lands as shown outlined on Schedule A to this by-law:

From:	To:
RESIDENTIAL APARTMENT A (HOLDING) – 1650 (R4A(H)-1650)	RESIDENTIAL APARTMENT A – 1650 (R4A-1650).

(2) by DELETING Section 1650 in its entirety and replacing it with the following:

“1650 The lands designated R4A-SECTION 1650 on Sheet 50 of Schedule A to this by-law:

1650.1 shall only be used for the following:

- (a) apartment dwellings; and
- (b) purposes accessory to the other permitted purposes.

1650.2 shall be subject to the following requirements and restrictions:

- (a) Maximum Number of Dwelling Units: 330
- (b) Minimum Lot Area: No requirement;
- (c) Minimum Lot Width: No requirement;
- (d) No dwelling shall be located closer than 7.5 metres to lands within any other zone, except along the southerly boundary where it shall be 1.5 metres;

- (e) Minimum setback of an underground parking garage to any property limit: no requirement;
- (f) Maximum Building Height: 12 storeys;
- (g) Maximum Lot Coverage: 30 per cent by the main buildings;
- (h) Minimum Landscaped Open Space: 48 percent of the lot area;
- (i) Maximum Floor Space Index excluding Amenity Floor Space: 2.4;
- (j) Maximum Number of Bedrooms per Dwelling Unit: 2;
- (k) Maximum Floor Area per Dwelling Unit:
 - (i) 45 square metres for a bachelor dwelling unit;
 - (ii) 102 square metres for a one (1) bedroom dwelling unit;
 - (iii) 130 square metres for a two (2) bedroom dwelling unit;
- (l) Section 6.6 of the By-law shall not apply; and,
- (m) All garbage and refuse containers shall be enclosed within the main building.

1650.3 shall also be subject to the requirements and restrictions of the R4A zone and all the general provisions of this by-law which are not in conflict with those set out in Section 1650.2.

READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,


this *25th* day of *April* 2012


 SUSAN FENNEL - MAYOR

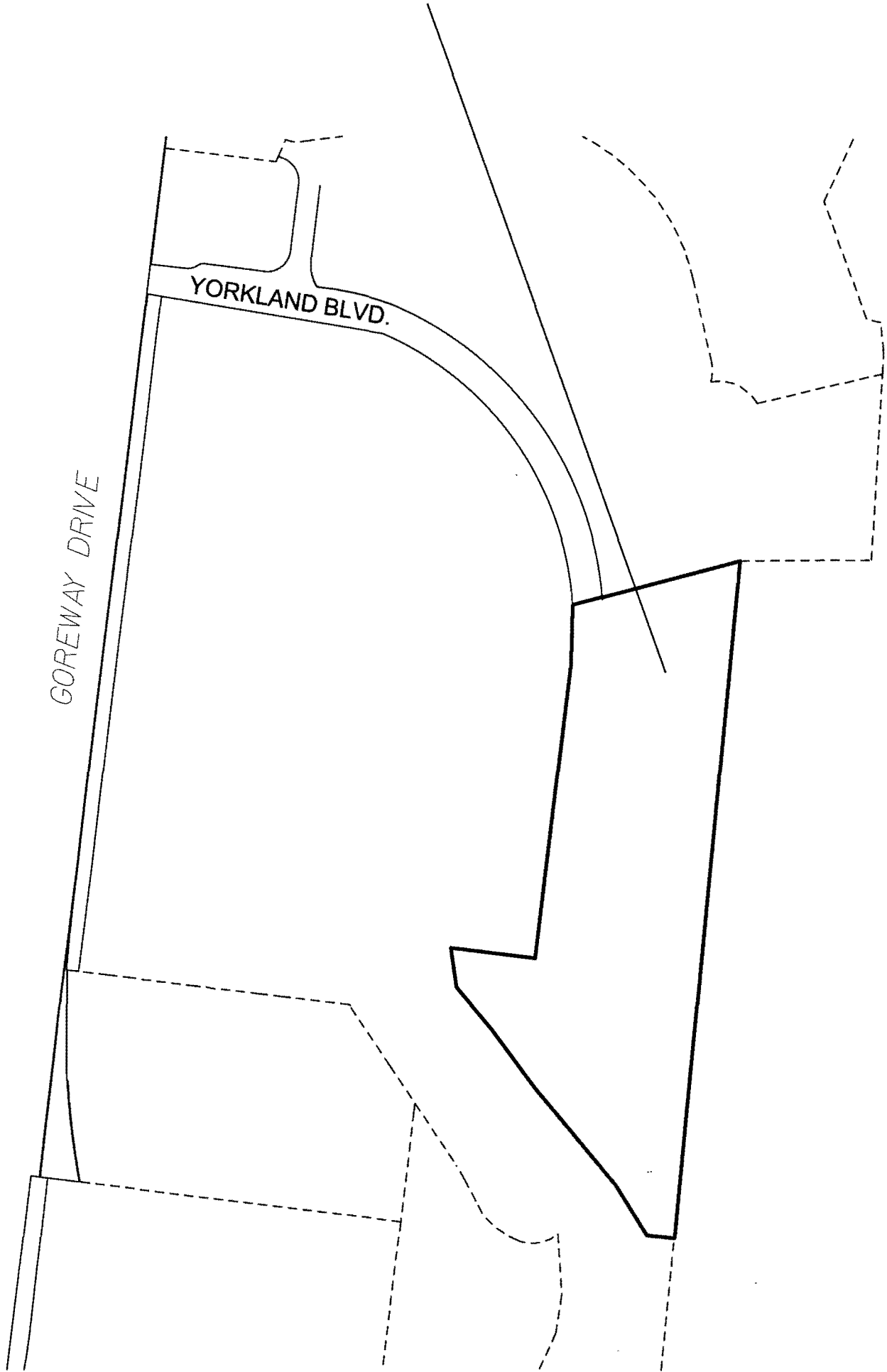

 PETER FAY - CITY CLERK

Approved as to Content:


 Dan Kraszewski
 Director, Development Services

APPROVED AS TO FORM LAW DEPT. BRAMPTON

DATE <i>18/04/12</i>

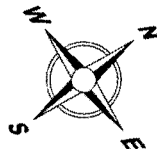
R4A-1650



LEGEND

—— ZONE BOUNDARY

PART LOTS 6-7, CONCESSION 8 N.D.



CITY OF BRAMPTON
Planning, Design and Development

Date: 2012 03 15

Drawn by: CJK

By-Law 102-2012

Schedule A

File no. C08E07.010zbla

HUMBERWEST PKWY

GOREWAY DR

FERNDOWN
CRES.

TOWER
GATE

BRAMBROOK
WAY

DAYSRING
CIRCLE

YORKLAND BLVD.



QUEEN ST E



SUBJECT LANDS



BUILT STREETS

FLOWER CITY



PLANNING,
DESIGN &
DEVELOPMENT



BRAMPTON CA

Date: 2012/03/15 Drawn By: CJK

File: C08E07.010zkm

Key Map By-Law *102.2012*

IN THE MATTER OF the *Planning Act, R.S.O. 1990*, as amended, sections 17 and 34:

AND IN THE MATTER OF the City of Brampton By-law 101-2012 being a by-law to adopt Official Plan Amendment OP2006-066 and By-law 102-2012 to amend Zoning By-law 270-2004, as amended - Glen Schnarr & Associates Inc. – Claireville Heights Limited (File C08E07.010)

DECLARATION

I, Earl Evans, of the City of Brampton, in the Region of Peel, hereby make oath and say as follows:

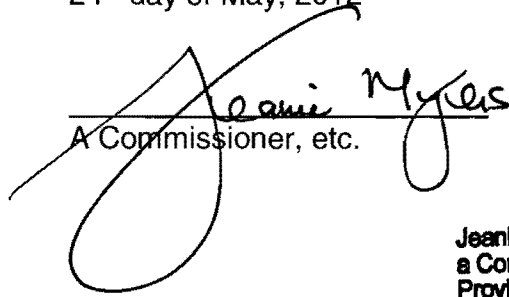
1. I am the Deputy Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared:
2. By-law 101-2012 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 25th day of April, 2012, to adopt Amendment Number OP2006-066 to the 2006 Official Plan;
3. By-law 102-2012 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 25th day of April, 2012, to amend Zoning By-law 270-2004, as amended.
4. Written notice of By-law 101-2012 as required by section 17(23) and By-law 102-2012 as required by section 34(18) of the *Planning Act* was given on the 3rd day of May, 2012, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act, R.S.O. 1990* as amended.
5. No notice of appeal was filed under section 17(24) and section 34(19) of the *Planning Act* on or before the final date for filing objections.
6. In all other respect the Official Plan Amendment and Zoning By-law have been processed in accordance with all of the *Planning Act* requirements including regulations for notice.
7. OP2006-066 is deemed to have come into effect on the 24th day of May, 2012, in accordance with Section 17(27) of the *Planning Act, R.S.O. 1990*, as amended.

And I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the)
City of Brampton in the)
Region of Peel this)
24th day of May, 2012)



Earl Evans



A Commissioner, etc.

Jeanie Cecilia Myers,
a Commissioner, etc.,
Province of Ontario, for the
Corporation of the City of Brampton.
Expires April 8, 2015.