



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 106-83

To amend By-law 861, as amended,
of the former Township of
Chinguacousy, now in the City of
Brampton. (Part of Lot 15,
Concession 2, E.H.S.)

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 designations of the lands shown outlined on Schedule A attached to this by-law from RESIDENTIAL R5B (R5B), RESIDENTIAL RMA (RMA), RESIDENTIAL RM1C (RM1C), RESIDENTIAL R4 (R4), and CONSERVATION AND GREEN-BELT G (G), to RESIDENTIAL R4 (R4), RESIDENTIAL R5B (R5B), RESIDENTIAL R5-SECTION 327 (R5-SEC. 327) and CONSERVATION AND GREENBELT (G).
2. Schedule A to this by-law is hereby attached to By-law 861 as part of Schedule A, and forms part of By-law 861.
3. By-law 861 is further amended by adding the following sections:

"327.1 The lands designated as R5-Section 327 on Schedule A to this by-law:

327.1.1 shall only be used for the following purposes:

- (1) one family detached dwellings, and
- (2) uses accessory to the other permitted purpose.

327.1.2 shall be subject to the following requirements and restrictions:

- (1) the minimum lot area shall be 480 square metres,
- (2) the minimum lot width shall be 13.7 metres,
- (3) the minimum lot depth shall be 35 metres,
- (4) the minimum front yard depth shall be 4 metres, provided that the front wall of any garage or carport is not closer than 6 metres to the front lot line,

- (5) the minimum side yard width may be reduced to between zero metres and 0.3 metres provided that:
 - (i) the width of the side yard of the lot adjoining such reduced side yard shall be a minimum of 2.4 metres.
 - (ii) that the part of the wall of the building which is closer than 0.3 metres to the side lot line shall contain no openings except for windows to bathrooms.
- (6) the minimum distance between the main walls of buildings on abutting lots shall be not less than 2.4 metres.
- (7) the minimum rear yard depth shall be 7.6 metres.
- (8) the minimum floor area of each dwelling unit shall be 100 square metres.
- (9) the maximum height of a building above the established grade shall be 10.7 metres.
- (10) the minimum coverage of all buildings shall be 40%.
- (11) accessory buildings shall be in compliance with the following regulations:
 - (i) maximum floor area: 5.1 square metres
 - (ii) maximum height: 2.1 metres
 - (iii) such buildings shall be permitted only in the rear yard, at least 1.0 metres from any lot line.
- (12) swimming pools shall be in compliance with the following regulations:
 - (i) minimum distance of any in-ground and/or above-ground swimming pool from a lot line or easement shall be 1.2 metres;
 - (ii) the maximum coverage shall not exceed 50% of the area of the yard containing the in-ground and/or above-ground swimming pool;
 - (iii) such in-ground and/or above-ground swimming pools shall be permitted only in the rear yard or side yard.

327.1.3 shall also be subject to the requirements and restrictions relating to the R5 zone which are not in conflict with the ones set out in section 327.1.2.

READ a FIRST, SECOND and THIRD TIME and Passed In Open Council,

this 11th day of April, 1983.



KENNETH G. WHILLANS - MAYOR

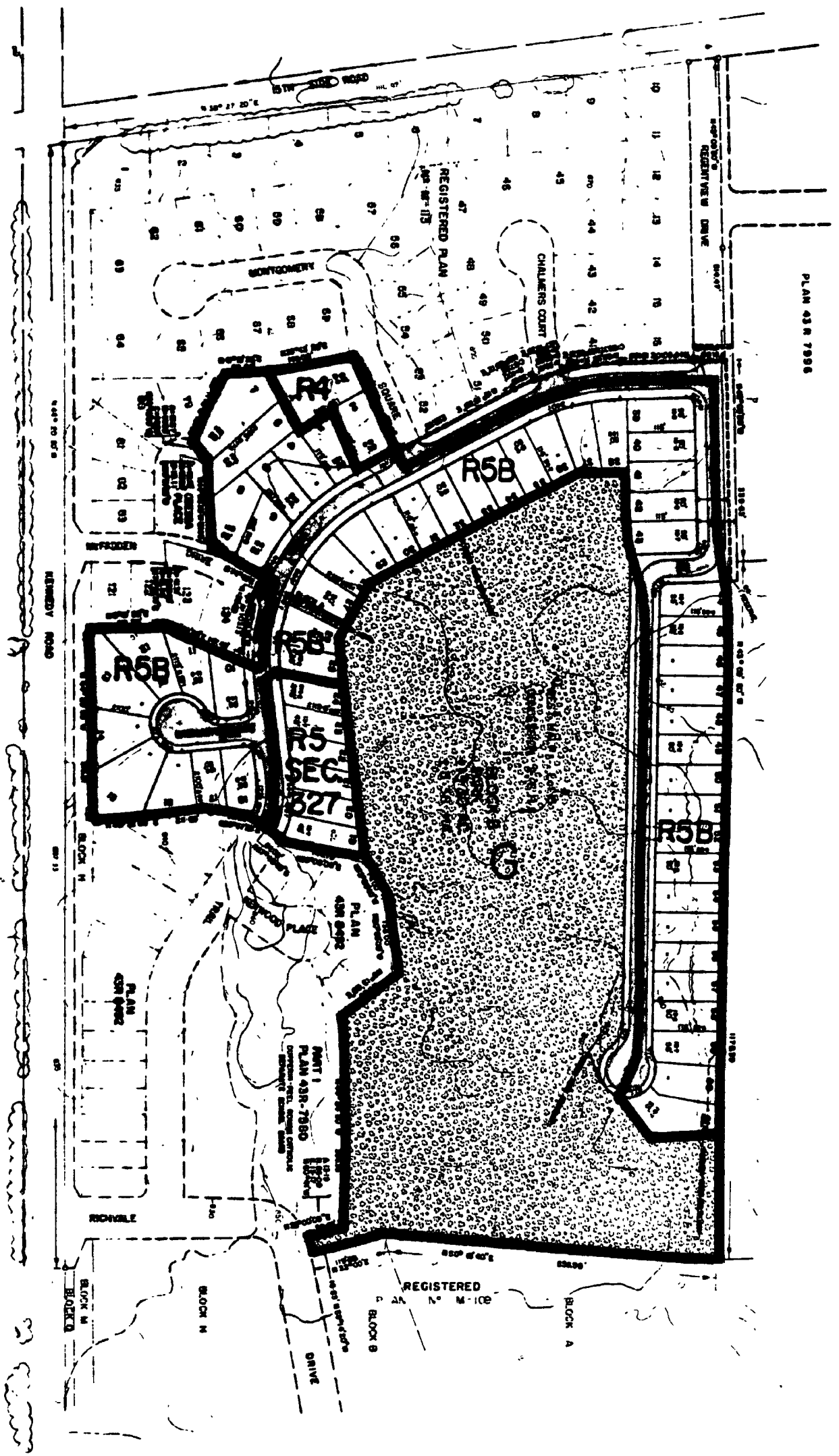


RALPH A. EVERETT - CLERK

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON

DATE

8/4/83



Zone Boundary

BY-LAW 861 SCHEDULE A

By-Law 106-83, Schedule A



1:2621

CITY OF BRAMPTON
 Planning and Development

Date: 82 03 16

Drawn by: RB

File no. C2E5.3

Map no. 26-18D