



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 109-83

To amend By-law 200-82, as amended, for Blocks A and B, Registered Plan 872.

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

1. By-law 200-82, as amended, is hereby further amended:

- (1) by changing the zoning designation of land shown outlined on Schedule A to this by-law from RESIDENTIAL HOLDING (RH) and OPEN SPACE (OS) to RESIDENTIAL APARTMENT A-SECTION 211 (R4A-SECTION 211) and OPEN SPACE-SECTION 212 (OS-SECTION 212), such lands being part of Lots 2 and 3, Concession 1, W.H.S.;
- (2) by deleting Sheets 24 and 25 of Schedule A thereof, and substituting therefor Schedules B and C respectively to this by-law;
- (3) by adding thereto, as SCHEDULE C-211, Schedule D to this by-law;
- (4) by adding to the list of plans comprising Schedule C, as set out in section 3.2, after Schedule C-Section 206, the following: "Schedule C-Section 211"; and
- (5) by adding thereto the following sections:

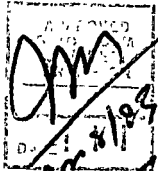
"211.1 The land designated as R4A-SECTION 211 on Schedule A to this by-law:

211.1.1 shall be used only for the following purposes:

- (a) an apartment dwelling, and
- (b) purposes accessory to the other permitted purpose.

211.1.2 shall be subject to the following requirements and restrictions:

- (a) an apartment dwelling shall be permitted only in each BUILDING AREA as shown on Schedule C-211;



- (b) minimum front yard depth, side yard width and rear yard depth of an apartment dwelling shall be not less than that shown on Schedule C-211;
- (c) minimum distance between apartment dwellings located in BUILDING AREAS B and C shall be as shown on Schedule C-211;
- (d) an apartment dwelling shall not exceed a height of 12 storeys or 34.75 metres, whichever is lesser;
- (e) the maximum number of dwelling units shall not exceed 111.2 units per hectare;
- (f) an apartment dwelling shall not contain more than a total of 138 dwelling units, with no more than 33 three bedroom dwelling units; with no more than 92 two bedroom dwelling units, and the remainder shall be one bedroom dwelling units;
- (g) an underground parking garage and ramp shall only be permitted in each UNDERGROUND PARKING GARAGE AREA as shown on Schedule C-211;
- (h) a maximum of 10 percent of the total number of parking spaces in the underground parking garage for the apartment dwelling within Building Area A and in the underground parking garage for the apartment dwellings within Building Areas B and C may be tandem parking spaces:
  - (i) each underground parking garage and ramp shall be provided with the minimum front yard depth, side yard width and rear yard depth as shown on Schedule C-211;
  - (ii) landscaped open space shall be provided and maintained in the locations shown on Schedule C-211;
- (j) the loading area for each apartment dwelling shall be permitted only in the SERVICE AREA as shown on Schedule C-211;

211.1.3 shall also be subject to the requirements and restrictions relating to the R4A Zone which are not in conflict with the ones set out in section 211.1.2.

212 The land designated as OS-Section 212 on Schedule A to this by-law:

212.1 shall be used only for the following purposes:

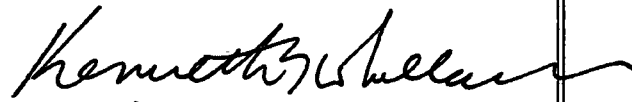
- (a) the growth, maintenance and conservation of grass, flowers, trees and shrubs and other vegetation, and may include a surface walk, patio, driveway, retaining wall, screening fence or similar facility, and
- (b) purposes accessory to the other permitted purposes.

212.2 shall be subject to the following requirements and restrictions:

- (a) no buildings other than structures of a public authority, and no fence, screen, net, retaining wall, or similar facility or structure shall be permitted without the approval of the Metropolitan Toronto and Region Conservation Authority.

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

This 11th day of April, 1983.

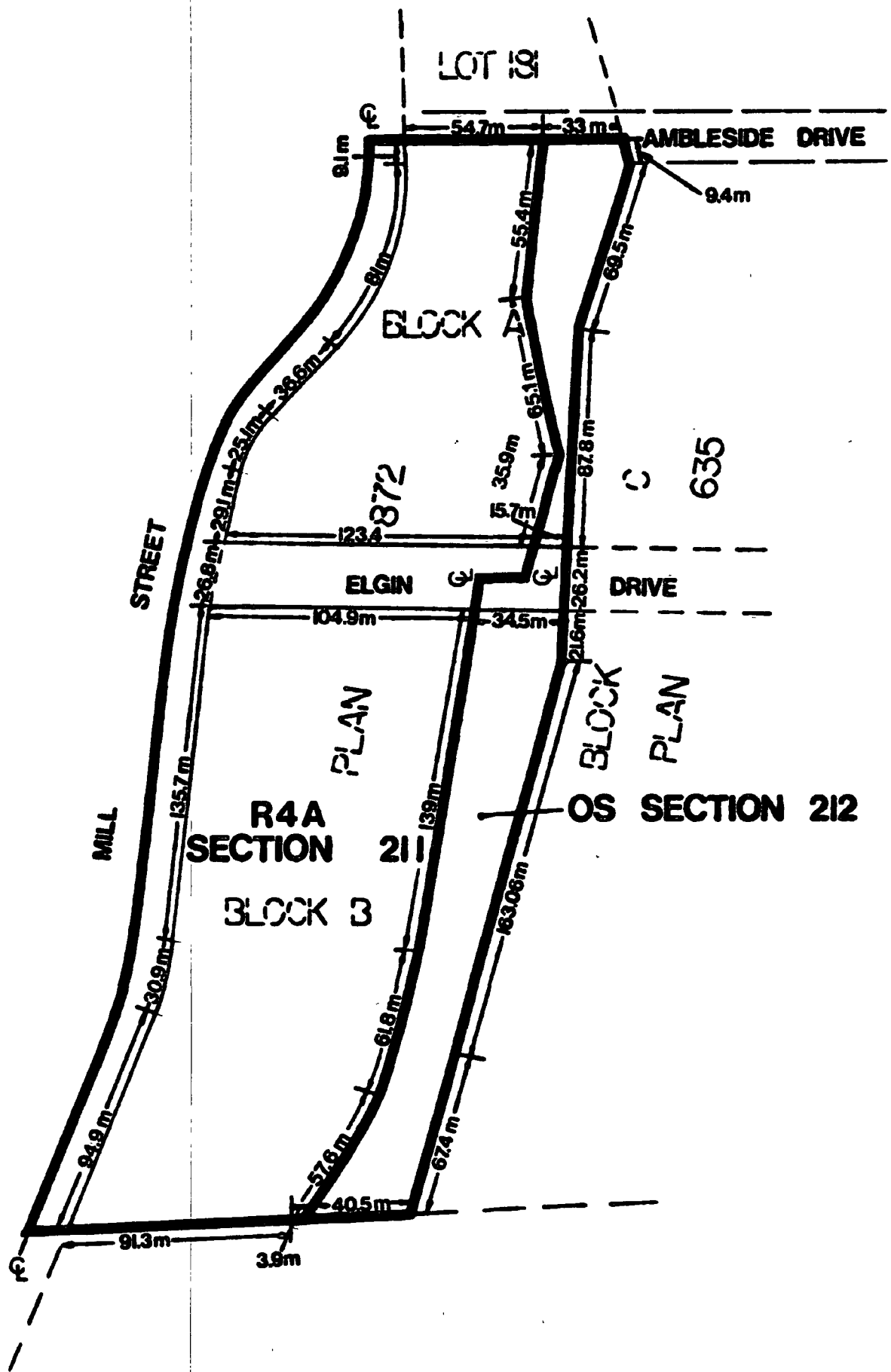


KENNETH G. WHILLANS - MAYOR



RALPH A. EVERETT - CLERK

APPROVED AS TO FORM LAW DEPT. BRAMPTON
DATE



 ZONE BOUNDARY

PART LOTS 28,3, CONCESSION I W.H.S.

By-law 109-83 Schedule A

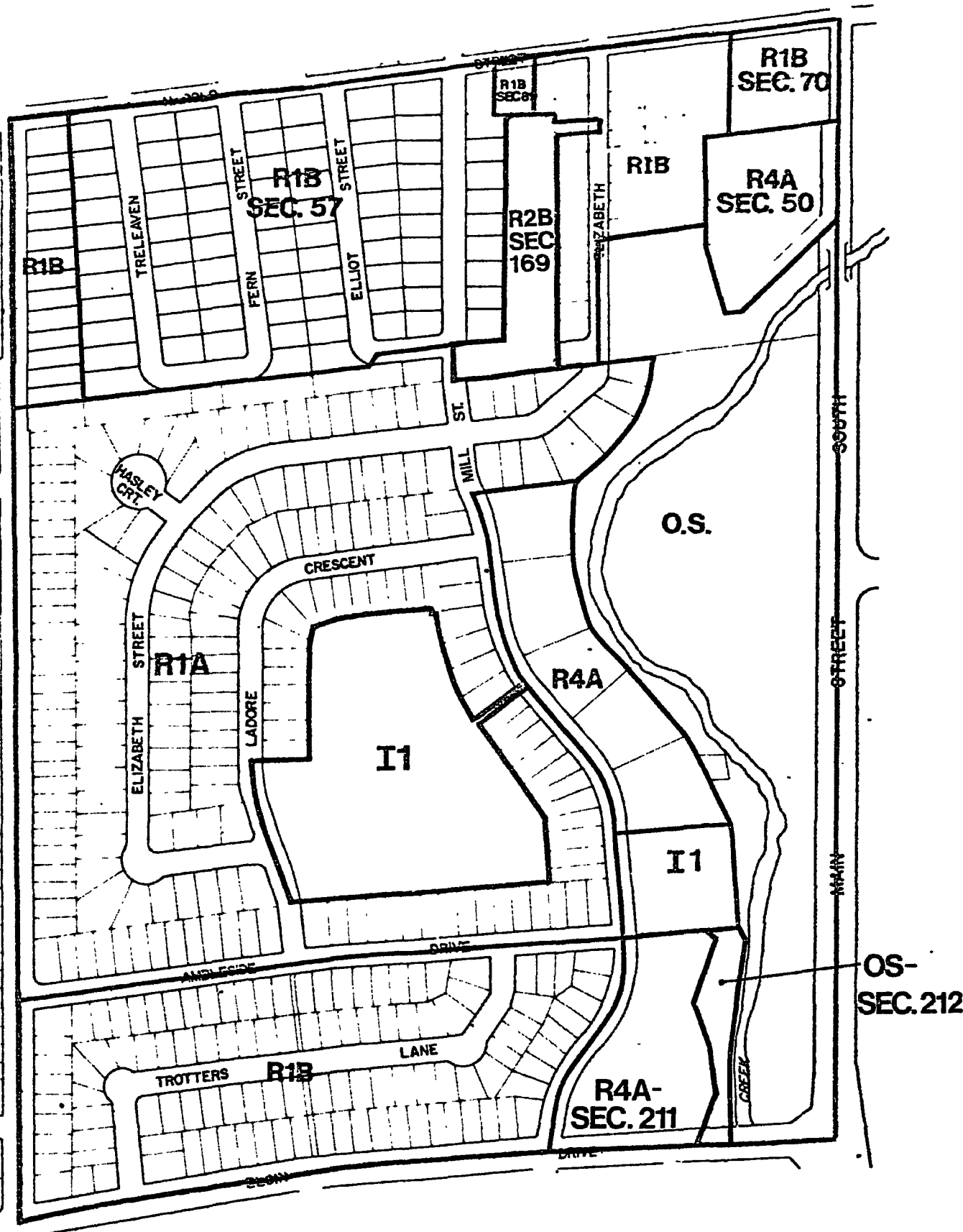


**CITY OF BRAMPTON**  
Planning and Development

Date: 83.03.14 Drawn by: J.K.

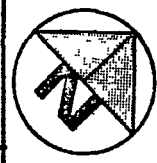
File no. CIW2.3 Map no. 59-10C

1:2300



Schedule A Sheet 24  
**BY-LAW 200-82**

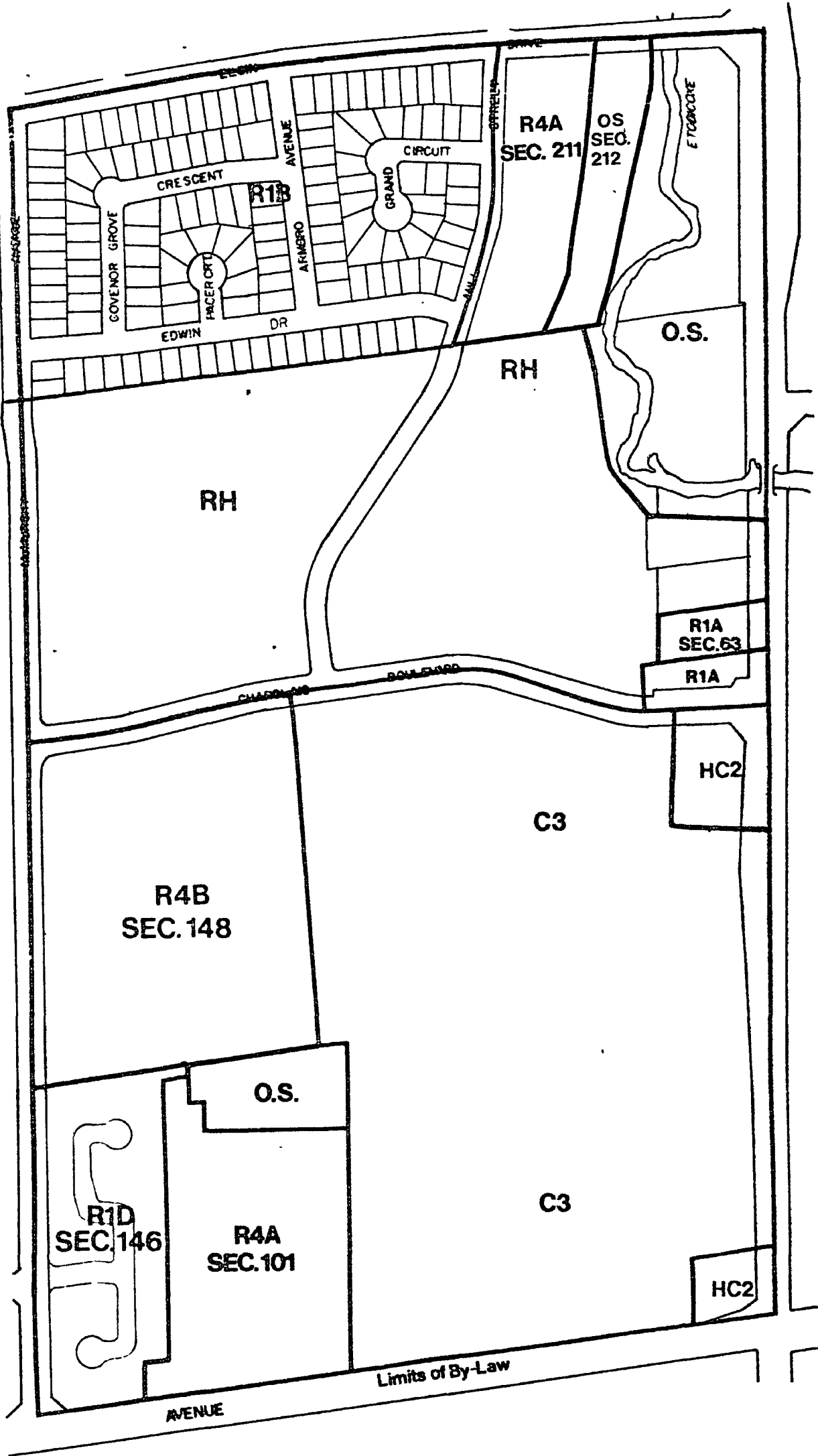
By-Law 109-83 Schedule B



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**CITY OF BRAMPTON**  
 Planning and Development

Date: 83. 03 14 Drawn by: J.K.  
 File no. CIW2.3 Map no. 59-10D



Schedule A Sheet 25  
**BY-LAW 200-82**

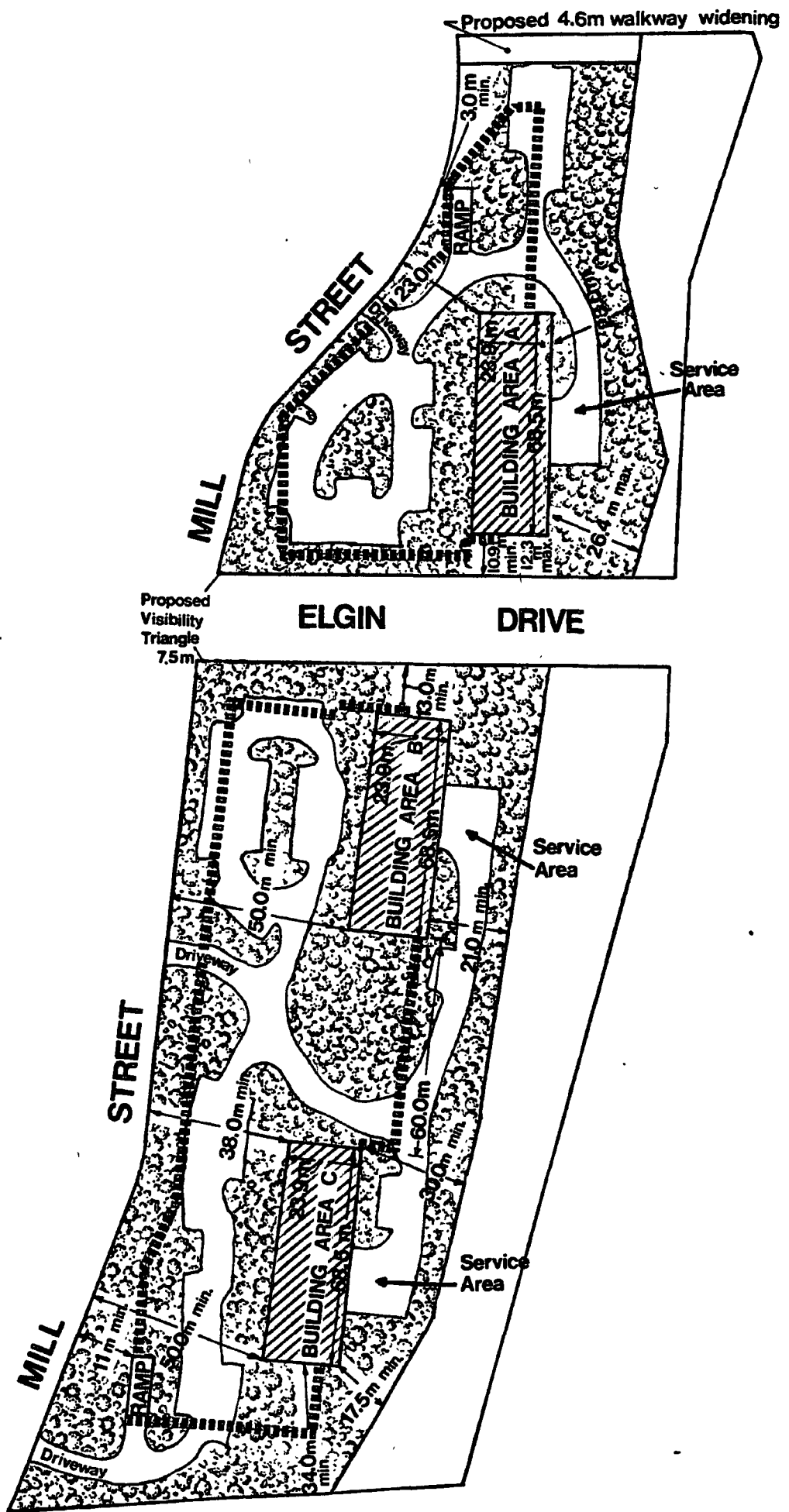
By-Law 109-83 Schedule C





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**CITY OF BRAMPTON**  
 Planning and Development

Date: 83.03 14 Drawn by: R.B.  
 File no. CIW2.3 Map no. 59-10E



**LEGEND**

-  Building Area
-  Landscaped Open Space
-  Limit of Underground Parking Garage Area

Schedule C-211  
 BY-LAW 200-82

By-Law 109-83 Schedule D



1:1800

**CITY OF BRAMPTON**  
 Planning and Development

Date: 83 03 21      Drawn by: RB  
 File no. CIW 2.3      Map no. 59-10H



R 830636

Ontario

Ontario Municipal Board

**IN THE MATTER OF Section 39 of  
The Planning Act (R.S.O. 1980,  
c. 379),**

- and -

**IN THE MATTER OF an application  
by The Corporation of the City  
of Brampton for approval of its  
Restricted Area By-law 109-83**

**B E F O R E :**

**D. M. ROGERS, Q.C.**  
Member

- and -

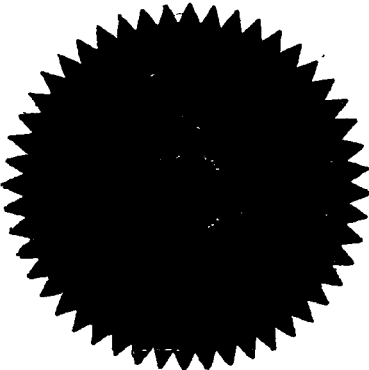
**P. H. HOWDEN, Q.C.**  
Member



**Thursday, the 1st day  
of September, 1983**

**THIS APPLICATION having come on for public hearing and  
after the hearing of the application the Board having  
reserved its decision until this day;**

**THE BOARD ORDERS that By-law 109-83 is hereby approved.**



**SECRETARY**

ENTERED
O. B. No. . . . R 83-4..
Folio No. . . . . 246...
<b>MAR 12 1984</b>
SECRETARY, ONTARIO MUNICIPAL BOARD