



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 121-2003

To Adopt Amendment Number OP93-214
to the Official Plan of the
City of Brampton Planning Area

The Council of The Corporation of the City of Brampton, in accordance with the provisions of the Planning Act, R.S.O. 1990, c.P. 13, hereby ENACTS as follows:

1. Amendment Number OP93- 214 to the Official Plan of the City of Brampton Planning Area is hereby adopted and made part of this by-law.

READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL, this 12th day of may 2003.

APPROVED
AS TO FORM
LAW DEPT.
BRAMPTON
[Signature]
DATE 5/14/03

[Signature]
SUSAN FENELL - MAYOR
Gael miles, Acting Mayor

[Signature]
LEONARD J. MIKULICH - CLERK

Approved as to Content:

[Signature]
John B. Corbett, MCIF, RPP
Director, Planning and Land
Development Services

AMENDMENT NUMBER OP93-214
to the Official Plan of the
City of Brampton Planning Area

AMENDMENT NUMBER OP93-214
TO THE OFFICIAL PLAN OF THE
CITY OF BRAMPTON PLANNING AREA

1.0 Purpose:

The purpose of this amendment is to create a site-specific policy to permit a hotel on Industrial designated lands on the west side of Westcreek Boulevard, in the area south of Steeles Avenue East and east of Highway 410.

2.0 Location:

The lands subject to this amendment are located on the west side of Westcreek Boulevard, in the area south of Steeles Avenue East and immediately east of Highway 410. The property has a frontage of approximately 45.0 metres (147.6 feet) on Westcreek Boulevard, and is located in Part of Lot 14, Concession 2, East of Hurontario Street in the City of Brampton.

3.0 Amendments and Policies Relative Thereto:

3.1 The document known as the Official Plan of the City of Brampton Planning Area is hereby amended:

- (1) by adding to the list of amendments pertaining to Secondary Plan Area Number 25: The Steeles Industrial Secondary Plan as set out in Part II: Secondary Plans, Amendment Number OP93- 214.

3.2 The portions of the document known as the Consolidated Official Plan of the City of Brampton Planning Area, which remain in force and as they relate to the Steeles Industrial Secondary Plan (being Chapter A21 of Section A of Part C and Plate No. 2 thereto, as amended), are hereby further amended:

- (1) by identifying on Plate No. 2 thereto, the subject lands as "Special Policy Area 1" as shown on Schedule 'A' to this amendment, and by adding to the legend on Plate No. 2 "Special Policy Area 1" also as shown on Schedule 'A' to this amendment.
- (2) by adding to Chapter A21 thereof, the following:

"3.7 Special Policy Areas

3.7.1 Special Policy Area 1

The lands located on the west side of Westcreek Boulevard, south of Steeles Avenue East and east of Highway 410 and shown as Special Policy Area 1 on Plate 2 may be used for a hotel as an alternative to permitted industrial uses subject to the following design objectives:

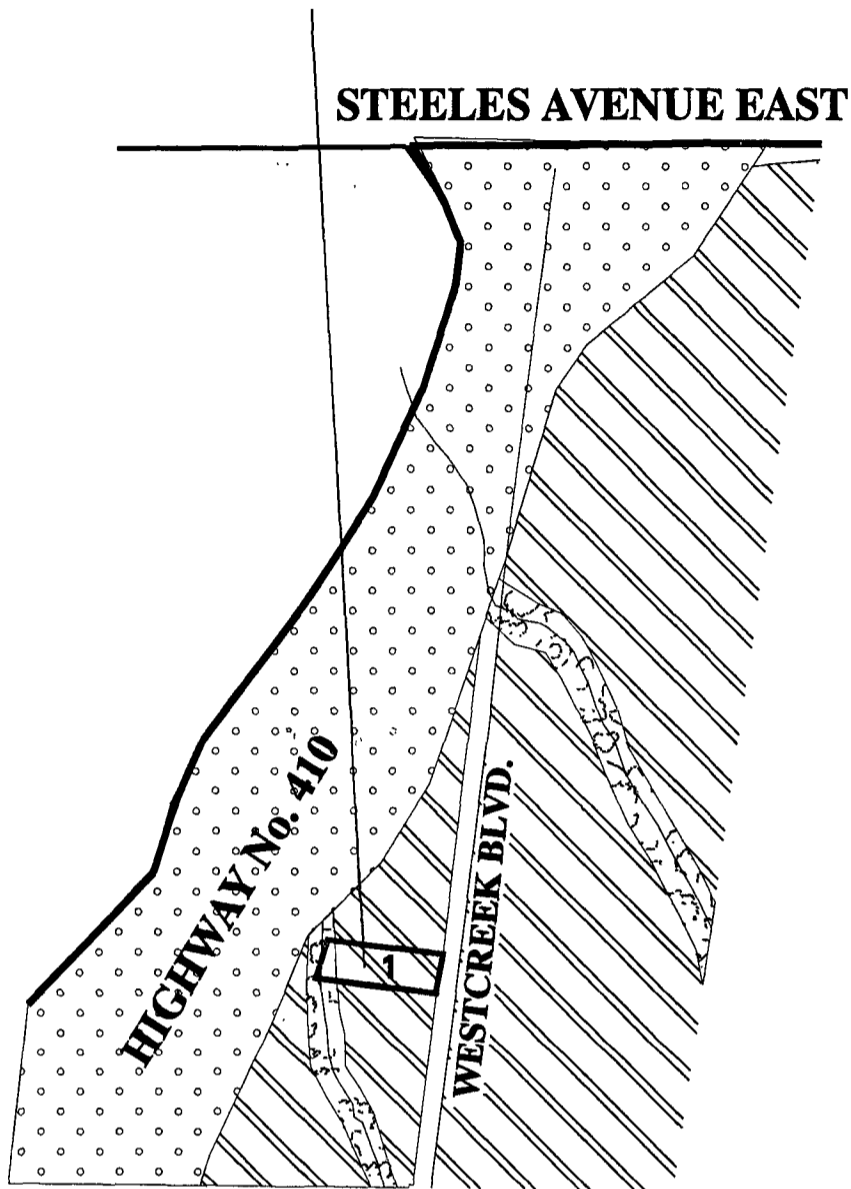
- (a) the hotel should be sited to have architectural frontage on both Westcreek Boulevard and Highway 410;
- (b) the hotel should be designed to present a positive, high quality image when viewed from Highway 410;
- (c) adequate landscaping shall be provided to screen parking areas from Highway 410; and,
- (d) Rooftop mechanical equipment shall be adequately screened from public view in all directions.”

Approved as to Content:



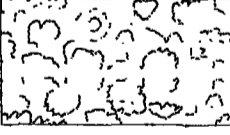
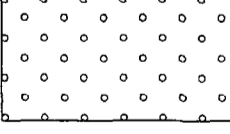



John B. Corbett, MCIP, RPP
Director, Planning and Land
Development Services

LANDS TO BE IDENTIFIED AS "SPECIAL POLICY AREA 1"

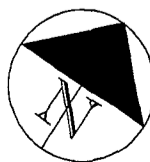


EXTRACT FROM PLATE 2 OF THE DOCUMENT KNOWN AS THE STEELES INDUSTRIAL SECONDARY PLAN

-  **Boundary Of Secondary Plan Area**
-  **Industrial**
-  **Open Space - Flood & Hazard Land**
-  **Provincial Highway**
-  **Special Policy Area 1**

OFFICIAL PLAN AMENDMENT OP93 #. 214

Schedule A



CITY OF BRAMPTON
Planning, Design and Development

Date: 2003 04 11

Drawn by: CJK

File no. T2E14.7

Map no. 77-20J

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 121-2003 being a by-law to adopt Official Plan Amendment OP93-214 and By-law 122-2003 to amend Comprehensive Zoning By-law 139-84 as amended
(MARQUEE HOTELS LIMITED) File T2E14.7

DECLARATION

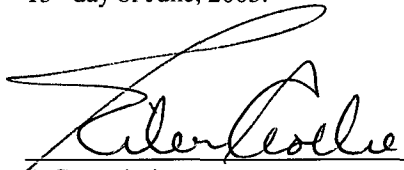
I, LEONARD JOSEPH MIKULICH, of the City of Brampton, in the Regional Municipality of Peel, DO SOLEMNLY DECLARE THAT:

1. I am the Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared.
2. By-law 121-2003 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 12th day of May, 2003, to adopt Amendment Number OP93-214 to the 1993 Official Plan of the City of Brampton Planning Area.
3. By-law 122-2003 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 12th day of May, 2003, to amend Comprehensive Zoning By-law 139-84, as amended.
4. Written notice of By-law 121-2003 as required by section 17(23) and By-law 122-2003 as required by section 34(18) of the *Planning Act* was given on the 23rd day of May, 2003, 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 sections 17(24) and 34(19) of the *Planning Act* on or before the final date for filing objections.
6. In all other respects this Official Plan Amendment has been processed in accordance with all of the *Planning Act* requirements including regulations for notice.
7. OP93-214 is deemed to have come into effect on the 12th day of May, 2003, 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)
13th day of June, 2003.)




A Commissioner, etc.

**EILEEN MARGARET COLLIE, A Commissioner
etc., Regional Municipality of Peel for
The Corporation of The City of Brampton
Expires March 23, 2005.**