



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 128-83

To amend By-law 861, of the former Township of Chinguacousy, now in the City of Brampton (part of Lot 13, Concession 2, East of Hurontario Street).

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

1. Schedule A to By-law 861, as amended, is hereby further amended by changing the zoning designation of the lands shown outlined on Schedule A to this by-law from AGRICULTURAL (A) and AGRICULTURAL CLASS 1 (A1) to RESIDENTIAL R4 - SECTION 357 (R4-SEC. 357), RESIDENTIAL R5B - SECTION 358 (R5B-SEC. 358), RESIDENTIAL R5C - SECTION 359 (R5C-SEC. 359), RESIDENTIAL R5B - SECTION 360 (R5B-SEC. 360) and CONSERVATION AND GREENBELT - SECTION 362 (G-SEC. 362).
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. Schedule B to this by-law is hereby attached to By-law 861 as SECTION 358 - SITE PLAN and forms part of By-law 861.
4. By-law 861 is further amended by adding the following sections:

"357.1 The lands designated R4-Section 357 on Schedule A to this by-law:

357.1.1 shall only be used for the following purposes:

- (a) one-family detached dwellings, and
- (b) purposes accessory to the other permitted purpose.

357.1.2 shall be subject to the following requirements and restrictions:

- (a) minimum lot area - 700 square metres
- (b) minimum lot width - 20 metres
- (c) minimum lot depth - 35 metres
- (d) minimum front yard depth - 6 metres
- (e) minimum side yard width - 1.2 metres for the first storey or part

thereof, plus 0.6 metres for each additional storey or part thereof

- (f) minimum rear yard depth - 8 metres
- (g) maximum building height - 10.5 metres
- (h) minimum landscaped open space - 50 percent of the front yard
- (i) minimum number of parking spaces per dwelling unit - 2, one of which must be located in the garage
- (j) accessory buildings
 - (1) shall not be used for human habitation;
 - (2) shall not exceed 4.5 metres in height in the case of a peaked roof;
 - (3) shall not exceed 3.5 metres in height in the case of a flat roof;
 - (4) shall not be constructed in a front yard or an exterior side yard or within the minimum required side yard;
 - (5) shall not be less than 0.6 metres from any lot line;
 - (6) shall not have a floor area in excess of 15 square metres;
- (k) a private uncovered swimming pool shall be permitted in a rear yard or a side yard of a lot provided that it is no closer than 6 metres to any rear lot line and no closer than 1.2 metres to any side lot line or easement.

357.1.3 shall also be subject to the requirements and restrictions relating to the R4 Zone which are not in conflict with the ones set out in section 357.1.2.

358.1 The lands designated R5B-Section 358 on Schedule A to this by-law:

358.1.1 shall only be used for the following purposes:

- (a) one-family detached dwellings, and
- (b) purposes accessory to the other permitted purpose.

358.1.2 shall be subject to the following requirements and restrictions:

- (a) minimum lot area
 - interior lot - 525 square metres
 - corner lot - 595 square metres

- (b) minimum lot width
 - interior lot - 15 metres
 - corner lot - 17 metres
- (c) minimum lot depth - 35 metres
- (d) minimum front yard depth - 6 metres
- (e) minimum interior side yard width - 1.2 metres for the first storey or part thereof, plus 0.6 metres for each additional storey or part thereof
- (f) minimum exterior side yard width - 3 metres
- (g) minimum rear yard depth - 8 metres
- (h) maximum building height - 10.5 metres
- (i) driveway location - no driveway on a corner lot shall be located closer than 3 metres to the intersection of streetlines as projected
- (j) minimum landscaped open space - 50 percent of the front yard
- (k) minimum number of parking spaces per dwelling unit - 2, one of which must be located in the garage
- (l) accessory buildings
 - (1) shall not be used for human habitation;
 - (2) shall not exceed 4.5 metres in height in the case of a peaked roof;
 - (3) shall not exceed 3.5 metres in height in the case of a flat roof;
 - (4) shall not be constructed in a front yard or an exterior side yard or within the minimum required side yard;
 - (5) shall not be less than 0.6 metres from any lot line;
 - (6) shall not have a floor area in excess of 15 square metres.

(m) a private uncovered swimming pool shall be permitted in a rear yard or a side yard of a lot provided that it is no closer than 1.2 metres to any lot line or easement.

(n) a landscaped buffer space of not less than 6 metres in width shall be provided in the location shown on SECTION 358 - SITE PLAN.

358.1.3 shall also be subject to the requirements and restrictions relating to the R5B zone which are not in conflict with the ones set out in section 358.1.2.

358.2 For the purposes of section 358,

CORNER LOT shall mean a lot situated at the intersection of two or more streets, or at the intersection of two parts of the same street, which parts have an interior angle of intersection of not more than 135 degrees.

EXTERIOR SIDE YARD shall mean a yard extending from the front yard to the rear lot line between the flankage lot line and the nearest main wall of any building or structure on the lot.

INTERIOR LOT shall mean a lot other than a corner lot.

LANDSCAPED BUFFER SPACE shall mean an area which is used exclusively for the growth, maintenance and preservation of grass, flowers, trees, shrubs and other landscaping.

359.1 The lands designated R5C-Section 359 on Schedule A to this by-law:

359.1.1 shall only be used for the following purposes:

- (a) one-family detached dwellings, and
- (b) purposes accessory to the other permitted purpose.

359.1.2 shall be subject to the following requirements and restrictions:

- (a) minimum lot area
 - interior lot - 472 square metres
 - corner lot - 542 square metres
- (b) minimum lot width
 - interior lot - 13.5 metres
 - corner lot - 15.5 metres

- (c) minimum lot depth - 35 metres
- (d) minimum front yard depth - 6 metres
- (e) minimum interior side yard width - 1.2 metres for the first storey or part thereof, plus 0.6 metres for each additional storey or part thereof
- (f) minimum exterior side yard width - 3 metres
- (g) minimum rear yard depth - 8 metres
- (h) maximum building height - 10.5 metres
- (i) driveway location - no driveway on a corner lot shall be located closer than 3 metres to the intersection of streetlines as projected
- (j) minimum landscaped open space - 50 percent of the front yard
- (k) minimum number of parking spaces per dwelling unit - 2, one of which must be located in the garage
- (l) accessory buildings
 - (1) shall not be used for human habitation;
 - (2) shall not exceed 4.5 metres in height in the case of a peaked roof;
 - (3) shall not exceed 3.5 metres in height in the case of a flat roof;
 - (4) shall not be constructed in a front yard or an exterior side yard or within the minimum required side yard;
 - (5) shall not be less than 0.6 metres from any lot line;
 - (6) shall not have a floor area in excess of 15 square metres.
- (m) a private uncovered swimming pool shall be permitted in a rear yard or a side yard of a lot provided that it is no closer than 1.2 metres to any lot line or easement.

359.1.3 shall also be subject to the requirements and restrictions relating to the R5C zone which are not in conflict with the ones set out in section 359.1.2.

359.2 For the purposes of section 359,

CORNER LOT shall mean a lot situated at the intersection of two or more streets, or at the intersection of two parts of the same street, which parts have an interior angle of intersection of not more than 135 degrees.

EXTERIOR SIDE YARD shall mean a yard extending from the front yard to the rear lot line between the flankage lot line and the nearest main wall of any building or structure on the lot.

INTERIOR LOT shall mean a lot other than a corner lot.

360.1 The lands designated R5B-Section 360 on Schedule A to this by-law:

360.1.1 shall only be used for the following purposes:

- (a) one-family detached dwellings, and
- (b) purposes accessory to the other permitted purpose.

360.1.2 shall be subject to the following requirements and restrictions:

- (a) minimum lot area
 - interior lot - 525 square metres
 - corner lot - 595 square metres
- (b) minimum lot width
 - interior lot - 15 metres
 - corner lot - 17 metres
- (c) minimum lot depth - 34 metres
- (d) minimum front yard depth - 6 metres
- (e) minimum interior side yard width - 1.2 metres for the first storey or part thereof, plus 0.6 metres for each additional storey or part thereof

- (f) minimum exterior side yard width - 3 metres
- (g) minimum rear yard depth - 8 metres
- (h) maximum building height - 8 metres
- (i) driveway location - no driveway on a corner lot shall be located closer than 3 metres to the intersection of streetlines as projected
- (j) minimum landscaped open space - 50 percent of the front yard
- (k) minimum number of parking spaces per dwelling unit - 2, one of which must be located in the garage
- (l) accessory buildings
 - (1) shall not be used for human habitation;
 - (2) shall not exceed 4.5 metres in height in the case of a peaked roof;
 - (3) shall not exceed 3.5 metres in height in the case of a flat roof;
 - (4) shall not be constructed in a front yard or an exterior side yard or within the minimum required side yard;
 - (5) shall not be less than 0.6 metres from any lot line;
 - (6) shall not have a floor area in excess of 15 square metres.
- (m) a private uncovered swimming pool shall be permitted in a rear yard or a side yard of a lot provided that it is no closer than 1.2 metres to any lot line or easement.

360.1.3 shall also be subject to the requirements and restrictions relating to the R4 zone which are not in conflict with the ones set out in section 360.1.2.

360.2 For the purposes of section 360,

CORNER LOT shall mean a lot situated at the intersection of two or more streets, or at the intersection of two parts of the same street, which parts have an interior angle of intersection of not more than 135 degrees.

EXTERIOR SIDE YARD shall mean a yard extending from the front yard to the rear lot line between the flankage lot line and the nearest main wall of any building or structure on the lot.

INTERIOR LOT shall mean a lot other than a corner lot.

362.1 The lands designated G - Section 362 on Schedule A to this by-law:

362.1.1 shall only be used for the following purposes:

(a) an outdoor recreation facility;

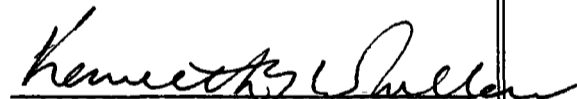
(b) any conservation area or purpose, and

(c) purposes accessory to the other permitted purposes.

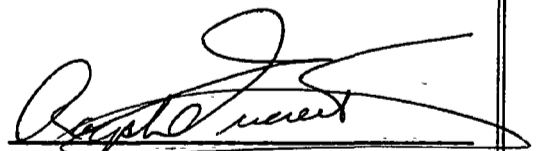
362.1.2 shall be subject to the requirements and restrictions relating to the G zone."

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

This 9th day of May, 1983

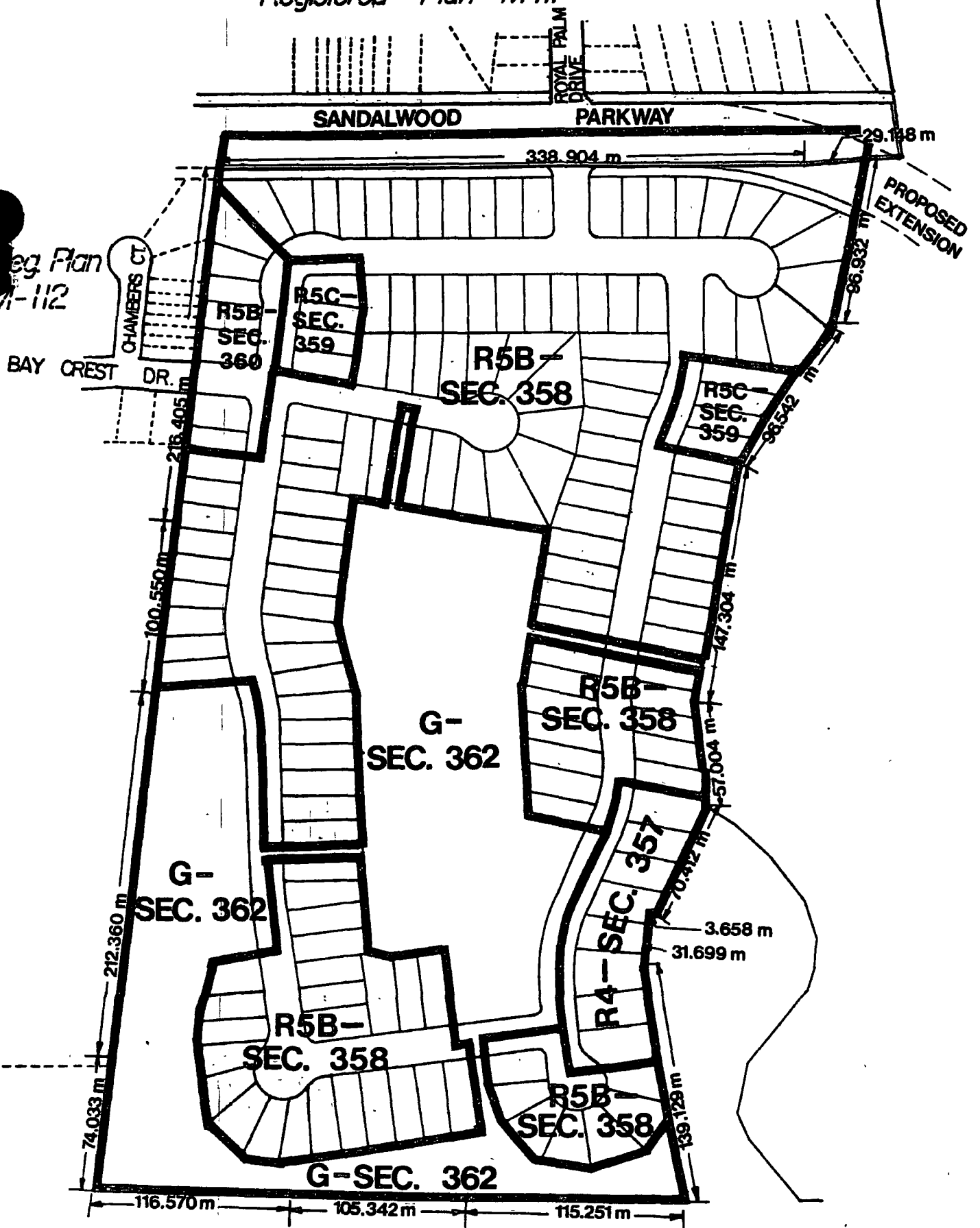


KENNETH G. WHILLANS - MAYOR



RALPH A. EVERETT - CLERK

Registered Plan M111



EAST HALF LOT 12, CON. 2, E.H.S.

Zone Boundary

PART LOT 13, CONCESSION 2 E.H.S.
 BY-LAW 861 SCHEDULE A



CITY OF BRAMPTON
 Planning and Development

By-Law 128-83 Schedule A

1:3000

Date: 83 02 07 Drawn by: RB
 File no. C2E13.10 Map no. 26-20D

Registered Plan M-111

ROYAL PALM DRIVE

SANDALWOOD

PARKWAY

29.148 m

338.904 m

PROPOSED EXTENSION

g. Plan M-112

CHAMBERS CT

BAY CREST DR.

216.405 m

100.550 m

212.360 m

74.033 m

116.570 m

105.342 m

115.251 m

3.658 m

31.699 m

139.129 m

70.412 m

58.979 m

147.834 m

96.302 m

95.707 m

EAST HALF LOT 12, CON. 2, E.H.S



LANDSCAPED BUFFER SPACE

SECTION 358 — SITE PLAN
BY-LAW 861

By-law 128-83 Schedule B



1:3000

CITY OF BRAMPTON
Planning and Development

Date: 83 03 16
File no. C2E3.D

Drawn by: RB
Map no. 26-20H



R 830856

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 128-83

B E F O R E :

A.H. ARRELL, Q.C.
Vice-Chairman

- and -

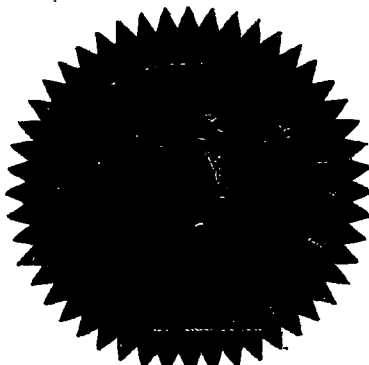
W.H.J. THOMPSON, Q.C.
Vice-Chairman

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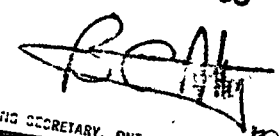
Tuesday, the 5th day
of July, 1983

No objections to approval having been received
as required;

THE BOARD ORDERS that By-law 128-83 is
hereby approved.




SECRETARY

ENTERED
C. B. No. R.83-2
Folio No. 180
JUL 12 1983

ACTING SECRETARY, ONT. MUNICIPAL BOARD