



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 137-2013

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:
SERVICE COMMERCIAL – SECTION 3442 (SC-3442)	RESIDENTIAL APARTMENT 4 – SECTION 2366 (R4A-2366)

(2) by adding thereto the following section:

“2366 The lands designated as Residential Apartment 4- Section 2366 (R4A-2366) on Schedule A to this By-law;

2366.1 Shall only be used for the following purposes:

a) Residential

- (1) an apartment dwelling;
- (2) live-work dwelling;
- (3) purposes accessory to an apartment dwelling and live-work dwelling;

b) Non-Residential

- (4) a bank, trust company and finance company;
- (5) a service shop;
- (6) a retail establishment, having no outside storage or display;
- (7) a commercial, technical or recreational school;
- (8) an art gallery;
- (9) an artist and photography studio including framing;
- (10) a personal service shop;

- (11) a health or fitness centre;
- (12) a dining room restaurant and take-out restaurant;
- (13) a laundromat;
- (14) a dry cleaning and laundry distribution station;
- (15) a printing or copying establishment;
- (16) a custom workshop;
- (17) an animal hospital;
- (18) convenience store;
- (19) an office, including the office of a health care practitioner;
- (20) a day nursery;
- (21) a radio or television broadcast establishment; and,
- (22) purposes accessory to the other permitted purposes;

2366.2 Shall be subject to the following requirements and restrictions:

- a) The uses permitted in section 2366.1(b) shall only be permitted on the ground floor
- b) Maximum Building Height: 3 storeys;
- c) Maximum Number of Apartment Dwelling Units (including the dwelling portion of a Live-Work unit): 20;
- d) Floor Space Index: no requirement;
- e) Minimum Side Yard Width: 12 metres to the westerly lot line, and 2.5 metres to all other lot lines;
- f) Minimum Landscaped Open Space:
  - i. 1.5 metres to the westerly lot line;
  - ii. 3 metres wide abutting the front lot line, except at approved access locations;
- g) Minimum Number of Parking Spaces:
  - i. 1.25 per residential dwelling unit (including the dwelling portion of a Live-Work unit), and
  - ii. 1 per 23 square metres for all uses permitted in section 2366.1(b);


2366.3 for the purpose of this By-law:

- a) A Live-Work unit shall mean any residential unit that is connected to a commercial unit below."

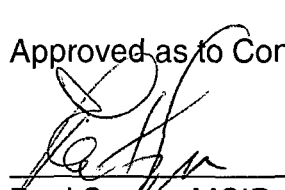
READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,

this 22<sup>nd</sup> day of May, 2013

  
SUSAN FENNELL - MAYOR

  
PETER FAY - CITY CLERK

Approved as to Content:

  
Paul Snape, MCIP, RPP.  
Director, Land Development Services

APPROVED AS TO FORM LAW DEPT. BRAMPTON	
DATE	20 May '13

# R4A-2236



## LEGEND

—— ZONE BOUNDARY

**PART LOT 3, CONCESSION 1 E.H.S.**

**By-Law** 137-2013

**Schedule A**



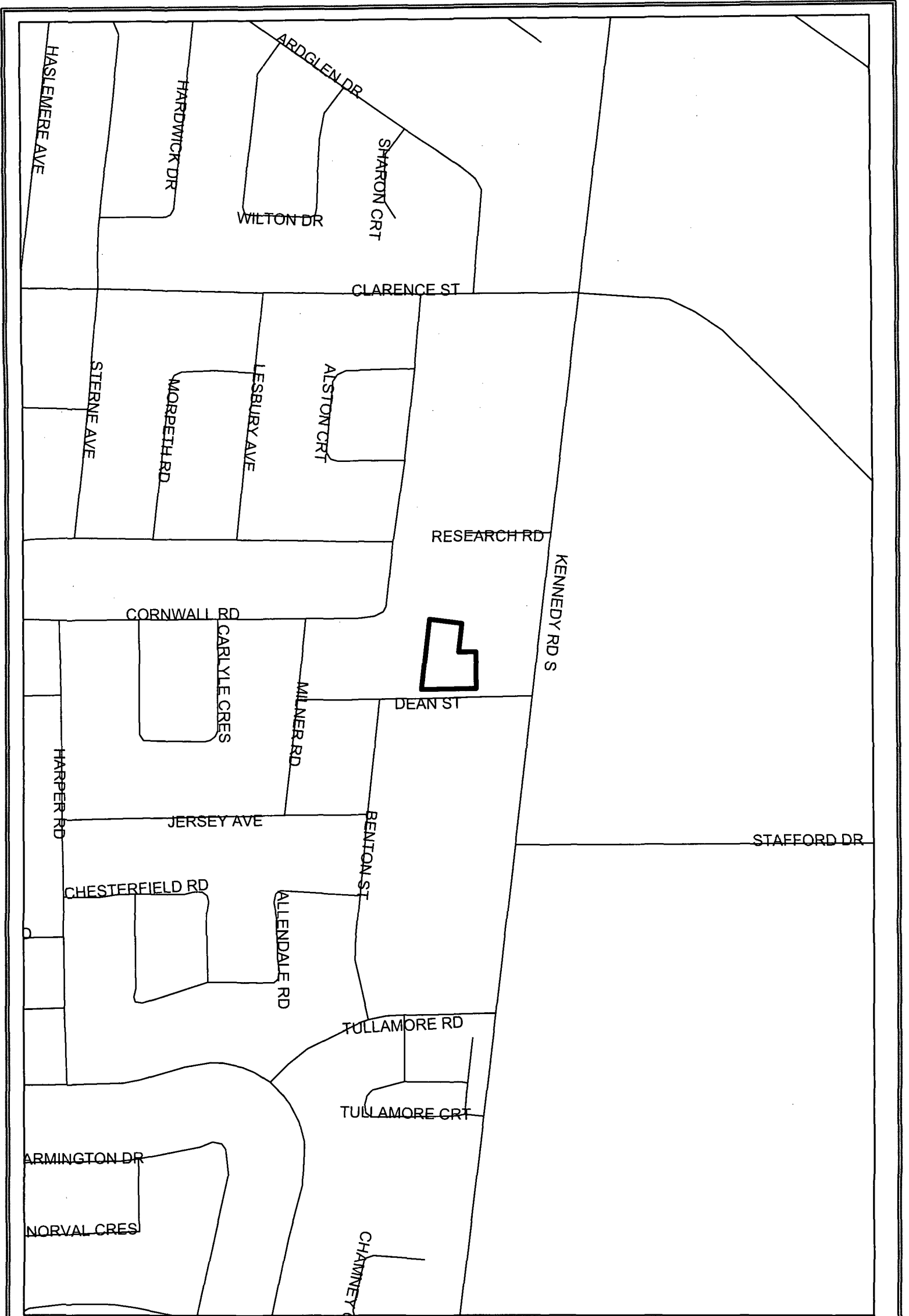
**CITY OF BRAMPTON**

Planning, Design and Development

Date: 2013 05 07

Drawn by: CJK

File no. C01E03.011\_ZBLA



SUBJECT LANDS



BUILT STREETS

FLOWER CITY



PLANNING,  
DESIGN &  
DEVELOPMENT



BRAMPTON, CA

Date: 2013 05 07 Drawn By: CJK

File: C01E03.011zkm

**Key Map By-Law 137-2013**

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 136-2013 being a by-law to adopt Official Plan Amendment OP2006-087 and By-law 137-2013 to amend Zoning By-law 270-2004 as amended, Roger Howard – Eldomar Investments Ltd. (File C01E03.011)

DECLARATION

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

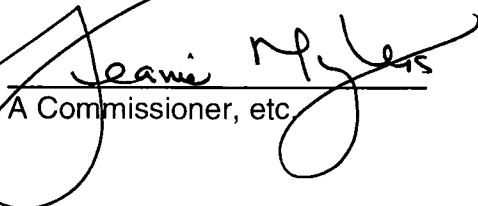
1. I am the Deputy Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared:
2. By-law 136-2013 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 22<sup>nd</sup> day of May, 2013, to adopt Amendment Number OP2006-087 to the 2006 Official Plan;
3. By-law 137-2013 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 22<sup>nd</sup> day of May, 2013, to amend Zoning By-law 270-2004, as amended.
4. Written notice of By-law 136-2013 as required by section 17(23) of the *Planning Act* was given on the 3<sup>rd</sup> day of June, 2013, 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. Written notice of By-law 137-2013 as required by section 34(18) of the *Planning Act* was given on the 3<sup>rd</sup> day of June, 2013, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act, R.S.O. 1990* as amended.
6. 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.
7. 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.
8. OP2006-087 is deemed to have come into effect on the 25<sup>th</sup> day of June, 2013, 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 )  
5<sup>th</sup> day of July, 2013 )



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.