



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 147-91

To amend By-law 200-82, (Part  
of Lot 5, Concession 1, W.H.S.,  
in the geographic Township of Chinguacousy)

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, on Sheet 20 of Schedule 'A' thereto, the zoning designation of the land shown outlined on Schedule A to this by-law from RESIDENTIAL HOLDING (RH) and SERVICE COMMERCIAL (SC) to RESIDENTIAL APARTMENT-SECTION 347 (R4A-SECTION 347), such lands being part of Lot 5, Concession 1, West of Hurontario Street, in the geographic Township of Chinguacousy;
- (2) by adding thereto, as SCHEDULE C-SECTION 347, Schedule B to this by-law;
- (3) by adding to section 3.2, thereof, as a plan to be included in Schedule C, the following:

"Schedule C-Section 347"

- (4) by adding thereto, the following section:

"347 The lands designated R4A-SECTION 347 on Sheet  
20 of Schedule A to this by-law:

347.1 shall only be used for the following purposes:

- (1) an apartment dwelling;
- (2) townhouse dwellings, and
- (3) purposes accessory to the other permitted purposes.

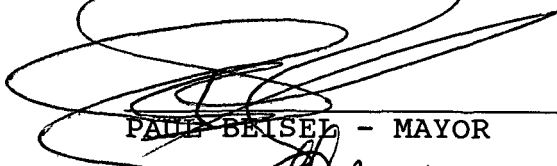
347.2 shall be subject to the following requirements and restrictions:

- (1) Minimum Lot Width: 15.0 metres
- (2) Minimum Front Yard Depth:  
70.0 metres for a townhouse dwelling;
- (3) Minimum Side Yard Width:  
7.5 metres for a townhouse dwelling;
- (4) An apartment dwelling shall only be located within the Apartment Dwelling Building Envelope as shown on Schedule C - Section 347.
- (5) Minimum Rear Yard Depth: 15.0 metres.
- (6) Maximum Building Height:
  - (a) 8 storeys for an apartment dwelling;
  - (b) 2 storeys for a townhouse dwelling.
- (7) Maximum Lot Coverage by Principal Buildings: 23 percent of the lot area.
- (8) Maximum floor Space Index; 1.0.
- (9) Minimum Landscaped Open Space:
  - (a) 54 percent of the lot area including a continuous 5.0 metre wide landscaped open space area along the south property line, shall be provided and maintained where it abuts a residential zone;
  - (b) a minimum area of 790 square metres of the apartment dwelling's roof top area shall be provided and maintained as a landscaped area.

- (10) The maximum number of dwelling units for an apartment dwelling shall not exceed 126.
- (11) The maximum number of townhouse dwelling units shall not exceed 22.
- (12) The maximum number of dwelling units per townhouse dwelling shall not exceed 8.
- (13) The underground parking garage shall be located no closer than 8.0 metres from the south property line and 1.5 metres from any other property line.
- (14) All visitor parking spaces for the townhouse dwelling units and the apartment dwelling units shall be located on grade.
- (15) All resident parking spaces for the apartment dwelling shall be located below grade.

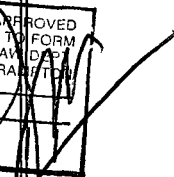
347.3 shall also be subject to the requirements and restrictions relating to the R4A zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 347.2"

READ a FIRST, SECOND and THIRD TIME, and PASSED, in OPEN COUNCIL, this 15th day of July 19 91.

  
 PAUL BEISEL - MAYOR

  
 LEONARD J. MIKULICH - CITY CLERK

16/91

APPROVED AS TO FORM LAW DEPT BRAN/TON  
 DATE 

IN THE MATTER OF the Planning Act,  
R.S.O. 1990, section 34;

AND IN THE MATTER OF the City of  
Brampton By-law 147-91 being a by-law  
to amend comprehensive zoning by-law 200-82,  
as amended, pursuant to an application by  
834884 ONTARIO LIMITED (File: C1W4.13)

DECLARATION

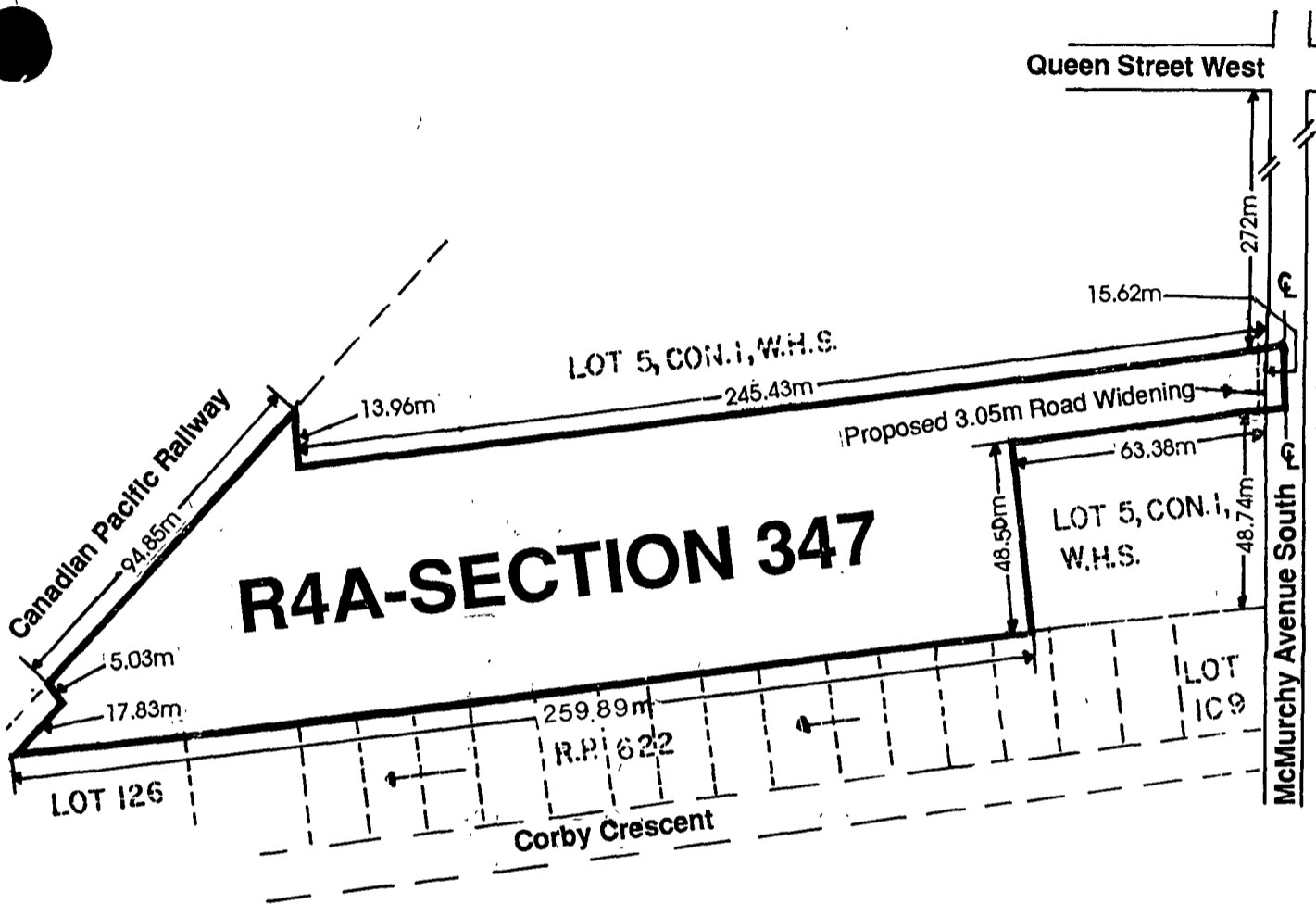
I, KATHRYN ZAMMIT, of the Village of Erin, in the  
County of Wellington, DO SOLEMNLY DECLARE THAT:

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 146-91 which adopted Official Plan  
Amendment Number 204 was passed by the Council  
of the Corporation of Brampton at its meeting  
held on July 15, 1991.
3. Official Plan Amendment 204 was approved by  
the Ministry of Municipal Affairs on March 13,  
1992.
4. By-law 147-91 was passed by the Council of the  
Corporation of the City of Brampton at its  
meeting held on July 15, 1991.
5. Written notice of By-law 147-91 as required by  
section 34 (18) of the Planning Act, R.S.O.  
1990 was given on August 15, 1991, in the  
manner and in the form and to the persons and  
agencies prescribed by the Planning Act,  
R.S.O. 1990, the last day for appeal being  
September 4, 1991.
6. No notice of appeal under section 34 (19) of  
the Planning Act, R.S.O. 1990 has been filed  
on or before the last day for appeal.

DECLARED before me at the )  
City of Brampton in the )  
Region of Peel this 9th )  
day of April, 1992. )

Eileen M. Collier )  
A Commissioner, etc. )

K. Zammit



# R4A-SECTION 347

## LEGEND

-  Zone Boundary
-  Centreline of Original Road Allowance
-  Metres

PART LOT 5, CON. 1, W.H.S. (CHING.)  
 BY-LAW 200-82 SCHEDULE A



**CITY OF BRAMPTON**  
 Planning and Development

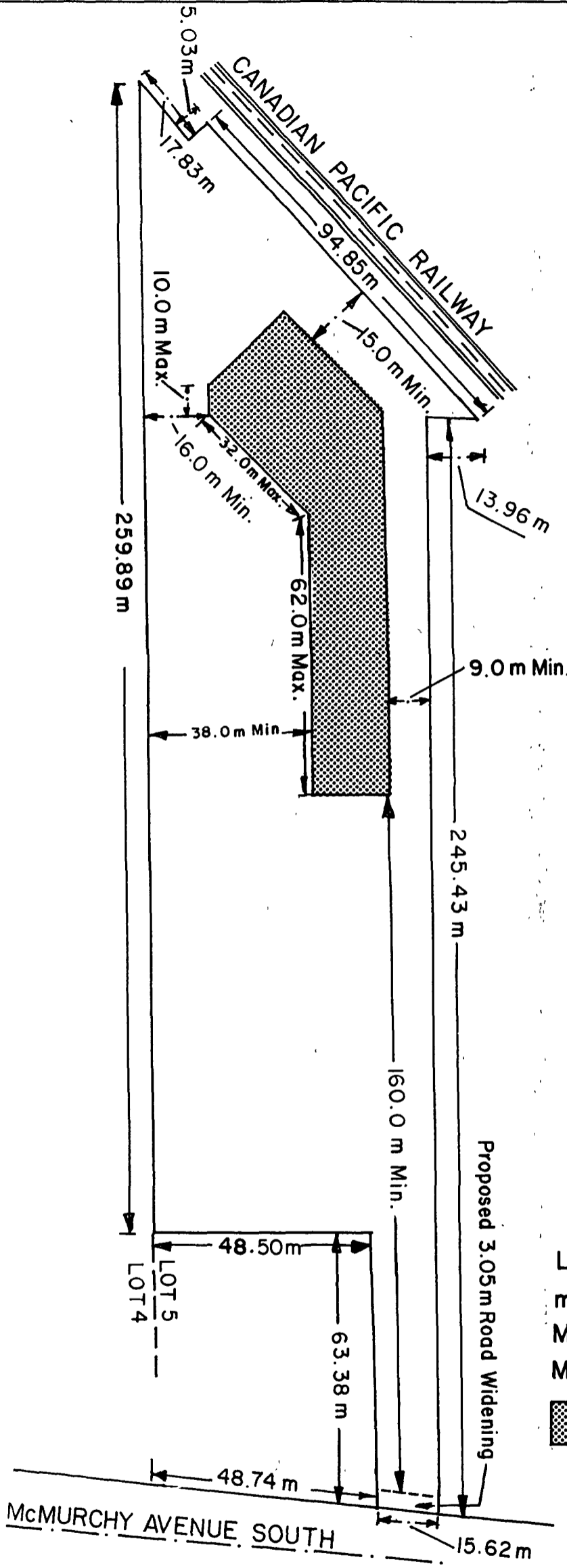
By-Law 147-91

Schedule A

1:1750

Date: 1991 03 04 Drawn by: CJK

File no. CIW4.13 Map no. 59-60D



**LEGEND:**

m metres

Min. minimum

Max. maximum



Apartment Dwelling Building Envelope

SCHEDULE C - SECTION 347  
BY-LAW 200-82

By-Law 147-91 Schedule B



1:1150

**CITY OF BRAMPTON**  
Planning and Development

Date: 24 05 91 Drawn by: K.M.H.  
File no. CIW4.13 Map no. 59-60G