



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 149-2013

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 the existing zoning of:	To:
AGRICULTURAL – SECTION 1869 (A – SECTION 1869)	INDUSTRIAL FOUR – SECTION 2404 (M4 – SECTION 2404)

(2) by adding thereto the following section:

“2404 the lands designated M4 – Section 2404 on Schedule A to this By-law

2404.1 shall only be used for the following purposes:

(1) Industrial:

(a) a warehouse;

(b) manufacturing, cleaning, packaging, processing, repairing or assembly of goods, foods or materials within an enclosed building, but excluding:

(i) motor vehicle sales establishment, a motor vehicle repair shop and a motor vehicle body shop as a principal or accessory use,

(ii) a transport terminal,

(iii) a taxi or bus station,

(iv) a motor vehicle parts or boat parts sales establishment,

(v) a salvage, junk, scrap, or bulk storage yard,

(vi) outdoor storage of intermodal containers on chassis,

(vii) outdoor storage as a primary use, and,

(viii) a parking lot.

(2) Purposes accessory to the other permitted purposes, including:

(a) an associated educational use,

(b) an associated office,

(c) a retail outlet operated in connection with a particular purpose permitted by sections 2404.1.(a) (2), provided that the total gross commercial floor area of the retail outlet is not more than 15 percent of the total gross industrial floor area of the particular industrial use, and,

2404.2 Shall be subject to the following requirements and restrictions:

(1) Minimum Lot Area shall be 0.4 hectares,

(2) Minimum Lot Width shall be 40 metres,

(3) Minimum Front Yard Depth: 6.0 metres,

(4) Minimum Interior Side Yard: 3.0 metres,

(5) Minimum Exterior Side Yard: 6.0 metres,

(6) Minimum Rear Yard Depth: 6.0 metres,

(7) Minimum Lot Depth: 45 metres,

(8) Maximum Building Height: none,

(9) Minimum Landscaped Open Space, except at approved driveway locations,

(a) a width of 6.0 metres along Heritage Road and Steeles Avenue West,

(b) a width of 3.0 metres along a lot line abutting any other public street, and,

(10) the openings for waste disposal and loading facilities of any buildings shall face away or be screened from a public street.

(11) Outdoor Storage shall only be permitted as an accessory use in the rear, interior and exterior side yards, subject to the following criteria,

(a) Outdoor storage of goods and materials shall be restricted to areas not required for parking or landscaping,

(b) Outdoor storage of goods and materials shall not exceed the lesser of 5% of the lot area or 10 % of the building area,

(c) Outdoor storage of truck and trailer parking shall not exceed the lesser of 12% of the lot area or 24% of the building area,

(d) Outdoor Storage shall not be located within 75 metres from Steeles Avenue West.

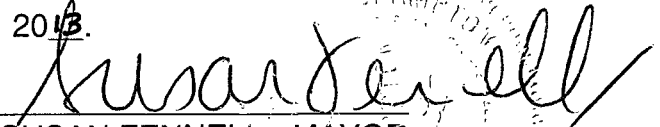
- (12) all garbage and refuse storage, including containers for the storage of recyclable materials, shall be screened within an enclosure constructed from materials that are compatible with the main building.


2404.3 for the purpose of this section:

Outdoor Storage shall mean areas used for storage of goods and material outside, which shall include truck and trailer parking that is not actively engaged in the process of loading and unloading."

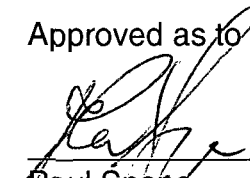
READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,

this 5TH day of June, 2013.


SUSAN FENNELL - MAYOR


PETER FAY - CITY CLERK

Approved as to Content:


Paul Snape
Acting Director
Land/Development Services

APPROVED AS TO FORM
BY: J.S.
LEGAL SERVICES
DATE: 20/05/13

M4-2404

HERITAGE ROAD

STEELES AVENUE WEST

LEGEND

—— ZONE BOUNDARY

PART LOT 1, CONCESSION 6 W.H.S.



CITY OF BRAMPTON

Planning, Design and Development

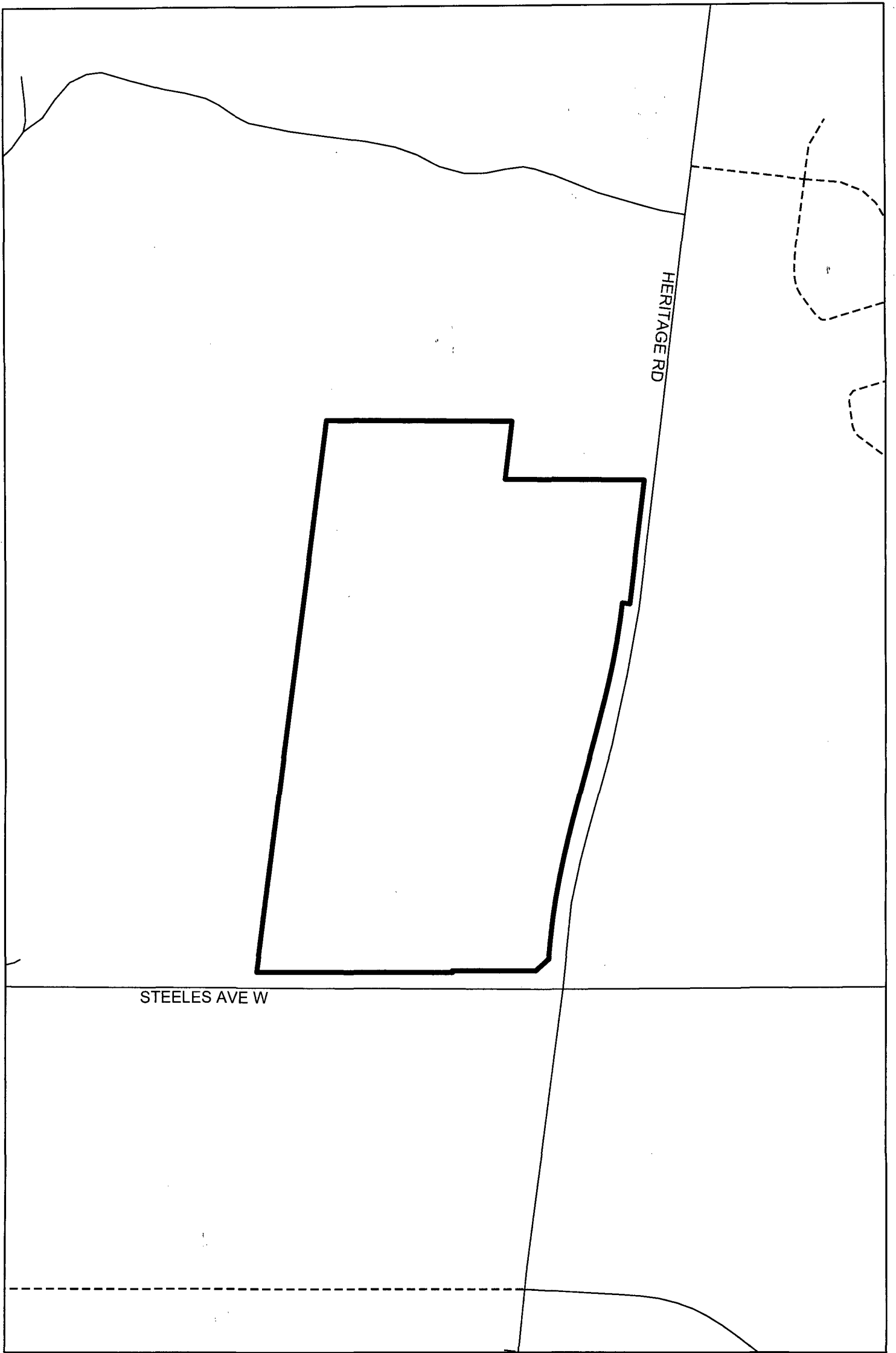
Date: 2013 05 14

Drawn by: CJK

By-Law 149-2013

Schedule A

File no. C06W01.003_ZBLA



SUBJECT LANDS
 - - - - - PROPOSED STREETS
 ——— BUILT STREETS

FLOWER CITY

 PLANNING,
 DESIGN &
 DEVELOPMENT
 BRAMPTON, CA



Date: 2013 04 05 Drawn By: CJK
 File: C06W01.003zkm

Key Map By-Law 149-2013

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 148-2013 being a by-law to adopt Official Plan Amendment OP2006-088 and By-law 149-2013 to amend Zoning By-law 270-2004 as amended, Glen Schnarr & Associates Inc. – Orlando Corporation .
(File C06W01.003)

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 148-2013 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 5th day of June, 2013, to adopt Amendment Number OP2006-088 to the 2006 Official Plan;
3. By-law 149-2013 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 5th day of June, 2013, to amend Zoning By-law 270-2004, as amended.
4. Written notice of By-law 148-2013 as required by section 17(23) of the *Planning Act* was given on the 12th 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 149-2013 as required by section 34(18) of the *Planning Act* was given on the 12th 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. OP2006-088 is deemed to have come into effect on the 3rd day of July, 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
5th day of July, 2013

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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.