

REPEALED BY
By-law No. 320-79



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 155-77

Being a By-law to implement the provisions of Section 35a of The Planning Act, R.S.O. 1970, Chapter 349 as amended.

WHEREAS it is considered desirable by Council that a By-law should be enacted pursuant to Section 35a of The Planning Act, with respect to the lands hereinafter referred to;

AND WHEREAS there is an official plan in effect for the City of Brampton; the Council of the Corporation of the City of Brampton, pursuant to the provisions of Section 35 of The Planning Act, Revised Statutes of Ontario 1970, Chapter 349, and amendments thereto, enacts as follows:

1. In this By-law:

- (i) "City" means the Corporation of the City of Brampton;
- (ii) "Redevelopment" means the removal of buildings or structures from land and the construction or erection of other buildings or structures thereon.

2. As a condition of development or redevelopment of any land within the City of Brampton Planning Area, including those lands formerly within the Town of Brampton, the Town of Mississauga, the Township of Chinguacousy, and the Township of Toronto Gore, the Council requires the provision and maintenance of the following facilities and matters, namely:

- (1) Widenings of highways that abut on the land that is being developed or redeveloped.

- (2) Subject to The Public Transportation and Highway Improvement Act, facilities to provide access to and from the land such as access ramps and curbing including the number, location and size of such facilities and the direction of traffic thereon.
- (3) Off-street vehicular parking and loading areas and access driveways including the surfacing of such areas and driveways.
- (4) Walkways and all other means of pedestrian access.
- (5) Removal of snow from access ramps, driveways, parking areas and walkways.
- (6) Grading or change in elevation or contour of the land and the disposal of storm, surface and waste water from the land and from any building or structures thereon.
- (7) Conveyance to the municipality, without cost, of easements required for the construction, maintenance or improvement of any existing or newly required watercourses, ditches, land drainage works and sanitary sewerage facilities on the land.
- (8) Floodlighting of the land or of any buildings or structures thereon.
- (9) Walls, fences, hedges, trees, shrubs, or other suitable groundcover to provide adequate landscaping of the land or protection to adjoining lands.
- (10) Vaults, central storage and collection areas and other facilities and enclosures as may be required for the storage of garbage and other waste material.
- (11) Plans showing the location of all buildings and structures to be erected on the land and the location of the other facilities required by the By-law.

(12) Perspective drawings and plans showing building elevations and cross sections of industrial and commercial buildings and residential buildings containing twenty-five or more dwelling units.

3. The Council is authorized to regulate the maintenance and use of the facilities and matters referred to in Section 2.

4. The facilities and matters required by Section 2 shall be provided and maintained by the owner of the land at his sole risk and expense, and to the satisfaction of the City and in default thereof the provisions of Section 469 of The Municipal Act shall apply.

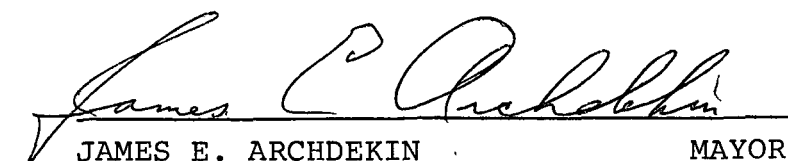
5. The owner of any land within any area referred to in Section 2 is required as a condition of development or redevelopment of any land or buildings to enter into one or more agreements with the City dealing with the facilities and matters referred to in this By-law.

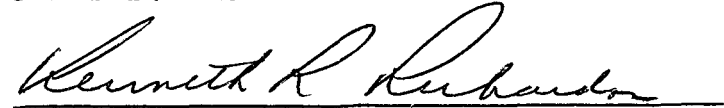
6. No building permit shall be issued until the plans required by Subsections (11) and (12) of Section 2 have been approved by the City and until the agreements required by Section 5 have been entered into.

7. This By-law may be referred to as the "Development Control By-law".

This By-law shall not come into force and effect unless and until approved by the Ontario Municipal Board.

READ a FIRST, SECOND and THIRD TIME and PASSED in
Open Council this 27th day of June, 1977.


JAMES E. ARCHDEKIN MAYOR


KENNETH R. RICHARDSON CLERK

PASSED June 27 19 77



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