



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 202-2000

To amend By-law 56-83, as amended.

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

1. By-law 56-83, as amended, is hereby further amended:
  - (1) by changing, on Sheet 7 of Schedule A thereto, the zoning designation of the lands shown outlined on Schedule A to this by-law from AGRICULTURAL ((A) to RESIDENTIAL SINGLE FAMILY A- SECTION 708 (R1A-SECTION 708), RESIDENTIAL SINGLE FAMILY A- SECTION 709 (R1A-SECTION 709) and RESIDENTIAL SINGLE FAMILY A- SECTION 710 (R1A-SECTION 710).
  - (2) By adding thereto, the following sections:

"708 The lands designated R1A- Section 708 on Sheet 7 of Schedule A to this by-law:

708.1 shall only be used for the purposes permitted in an R1A zone.

708.2 shall be subject to the following requirements and restrictions:

    - (a) Minimum Lot Area: 330 square metres
    - (b) Minimum Lot Width:

Interior Lot: 18.3 metres.

Corner Lot: 20.1 metres.
    - (c) Minimum Lot Depth: 24.4 metres.

- (d) Minimum Front Yard Depth: 4.5 metres, but 6.0 metres to the opening of a garage.
- (e) Minimum Exterior Side Yard Width: 3.0 metres, except where a garage faces the exterior side lot line, the minimum setback to the front of the garage shall be 6.0 metres.
- (f) Minimum Rear Yard Depth: 7.5 metres.

The rear yard depth may be reduced to a minimum of 6.0 metres, provided that the area of the rear yard is at least 25% of the minimum lot area.

- (g) Minimum Interior Side Yard Width:
  - (a) 1.2 metres on one side and 0.6 metres on the other side;
  - (b) where the distance between the walls of two dwellings is less than 2.4 metres, no door or no window below grade will be permitted in any such wall;
  - (c) 1.2 metres where the side yard abuts a public walkway or a non-residential zone;
- (h) Minimum Landscaped Open Space:
  - 40% of the minimum front yard area; and,
  - 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees;
- (i) Where a lot has a width greater than 13.5 metres and the width of the porch is 50%, or less, of the ground floor width of the dwelling unit, excluding any garage, the porch may encroach 2.0 metres into the minimum front yard depth.
- (j) Minimum Setback from F Zone: No permanent structures and excavations shall be located closer than 10 metres to a Floodplain Zone.
- (k) no permanent structures and excavations shall be located within 10 metres of the limit of the TransCanada Pipeline right-of-way.

708.3 shall also be subject to the requirements and restrictions relating to the R1A zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 708.2.”

"709 The lands designated R1A- Section 709 on Sheet 7 of Schedule A to this by-law:

709.1 shall only be used for the purposes permitted in an R1A zone.

709.2 shall be subject to the following requirements and restrictions:

(a) Minimum Lot Area: 330 square metres

(b) Minimum Lot Width:

Interior Lot: 24.4 metres.

Corner Lot: 26.2 metres.

(c) Minimum Lot Depth: 24.4 metres.

(d) Minimum Front Yard Depth: 4.5 metres, but 6.0 metres to the opening of a garage.

(e) Minimum Exterior Side Yard Width: 3.0 metres, except where a garage faces the exterior side lot line, the minimum setback to the front of the garage shall be 6.0 metres.

(f) Minimum Rear Yard Depth: 10 metres.

(g) Minimum Interior Side Yard Width:

(a) 1.2 metres on one side and 0.6 metres on the other side;

(b) where the distance between the walls of two dwellings is less than 2.4 metres, no door or no window below grade will be permitted in any such wall;

(c) 1.2 metres where the side yard abuts a public walkway or a non-residential zone;

(h) Minimum Landscaped Open Space:

- 40% of the minimum front yard area; and,

- 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees;

(i) Where a lot has a width greater than 13.5 metres and the width of the porch is 50%, or less, of the ground floor width of the dwelling unit, excluding any garage, the porch may encroach 2.0 metres into the minimum front yard depth.

- (j) Minimum Setback from F Zone: No permanent structures and excavations shall be located closer than 10 metres to a Floodplain Zone.

709.3 shall also be subject to the requirements and restrictions relating to the R1A zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 709.2.”

"710 The lands designated R1A- Section 710 on Sheet 7 of Schedule A to this by-law:

710.1 shall only be used for the purposes permitted in an R1A zone.

710.2 shall be subject to the following requirements and restrictions:

- (a) Minimum Lot Area: 330 square metres

- (b) Minimum Lot Width:

- Interior Lot: 16.80 metres.

- Corner Lot: 18.60 metres.

- (c) Minimum Lot Depth: 0 metres.

- (d) Minimum Front Yard Depth: 6.0 metres to the front of a garage and 4.5 metres to the front wall of a dwelling.

- (e) Minimum Exterior Side Yard Width: 3.0 metres, except where a garage faces the exterior side lot line, the minimum setback to the front of the garage shall be 6.0 metres.

- (f) Minimum Rear Yard Depth: 7.5 metres.

- The rear yard depth may be reduced to a minimum of 6.0 metres, provided that the area of the rear yard is at least 25% of the minimum lot area.

- (g) Minimum Interior Side Yard Width:

- (a) 1.2 metres on one side and 0.6 metres on the other side;

- (b) where the distance between the walls of two dwellings is less than 2.4 metres, no door or no window below grade will be permitted in any such wall;

- (c) 1.2 metres where the side yard abuts a public walkway or a non-residential zone;

(h) Minimum Landscaped Open Space:

- 40% of the minimum front yard area; and,
- 30% of the minimum front yard area if the acute angle at the intersection of the side lot lines extended beyond the front lot line is greater than 25 degrees;

(i) Where a lot has a width greater than 13.5 metres and the width of the porch is 50%, or less, of the ground floor width of the dwelling unit, excluding any garage, the porch may encroach 2.0 metres into the minimum front yard depth.

(j) Minimum Setback from F Zone: No permanent structures or excavations shall be located closer than 10 metres to a Floodplain Zone.

(k) no permanent structures and excavations shall be located within 10 metres of the limit of the TransCanada Pipeline right-of-way.

710.3 shall also be subject to the requirements and restrictions relating to the R1A zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 710.2.”

"719 The lands designated R1A- Section 719 on Sheet 7 of Schedule A to this by-law:

719.1 shall only be used for the purposes permitted in an R1A zone.

719.2 shall be subject to the following requirements and restrictions:

(a) Minimum Lot Area: 330 square metres

(b) Minimum Lot Width:

Interior Lot: 13.75 metres.

Corner Lot: 15.55 metres.

(c) Minimum Lot Depth: 0 metres.

(d) Minimum Front Yard Depth: 6.0 metres to the front of a garage and 4.5 metres to the front wall of a dwelling.

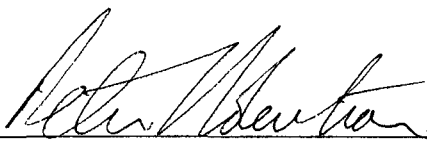
(e) Minimum Exterior Side Yard Width: 3.0 metres, except where a garage faces the exterior side lot line, the minimum setback to the front of the garage shall be 6.0 metres.

(f) Minimum Rear Yard Depth: 10 metres.

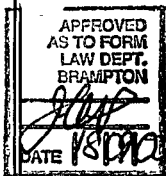
- (g) Minimum Interior Side Yard Width:
  - (a) 1.2 metres on one side and 0.6 metres on the other side;
  - (b) where the distance between the walls of two dwellings is less than 2.4 metres, no door or no window below grade will be permitted in any such wall;
  - (c) 1.2 metres where the side yard abuts a public walkway or a non-residential zone;
- (h) Minimum Landscaped Open Space:
  - 45% of the minimum front yard area, and 35% of the minimum front yard area if the extension of the side lot lines toward the front lot line results in an angle of less than 75 degrees at the front lot line.
- (i) Where a lot has a width greater than 13.5 metres and the width of the porch is 50%, or less, of the ground floor width of the dwelling unit, excluding any garage, the porch may encroach 2.0 metres into the minimum front yard depth.
- (j) Minimum Setback from F Zone: No permanent structures or excavations shall be located closer than 10 metres to a Floodplain Zone.
- (k) no permanent structures and excavations shall be located within 10 metres of the limit of the TransCanada Pipeline right-of-way.

719.3 shall also be subject to the requirements and restrictions relating to the R1A zone and all the general provisions of this by-law which are not in conflict with the ones set out in section 719.3.”

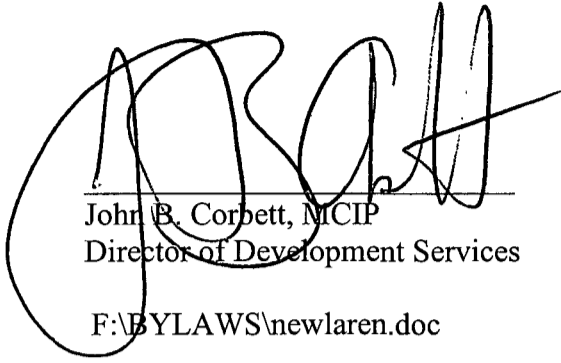
READ a FIRST, SECOND AND THIRD TIME, and PASSED, in OPEN COUNCIL, this 25th day of September, 2000.

  
PETER ROBERTSON- MAYOR

  
LEONARD J. MIKULICH- CITY CLERK



Approved as to Content:



John B. Corbett, MCIP  
Director of Development Services  
F:\BYLAWS\newlaren.doc

**R1A-SECTION 719**

**R1A-SECTION 710**

**OS**

LOT 13, CONCESSION 7 N.D.

**R1A-SECTION 708**

**F**

LOT 12, CONCESSION 7 N.D.

**F**

**F**

**F**

LOT 12, CONCESSION 7 N.D.

LOT 11, CONCESSION 7 N.D.

**R1A-SECTION 709**

LOT 11, CONCESSION 7 N.D.

LOT 12, CONCESSION 7 N.D.

GOREWAY DRIVE

GEND



ZONE BOUNDARY



LANDS NOT INCLUDED IN THIS BY-LAW

m

METRES



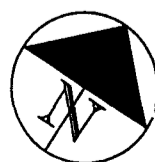
**PART LOT 13, CONCESSION 7 N.D.**

**BY-LAW 56-83**

**SCHEDULE A**

**By-Law 202-2000**

**Schedule A**



**CITY OF BRAMPTON**

Planning and Building

Date: 2000 08 03

Drawn by: CJK

File no. C7E12.3

Map no. 31-12G



(no appeal)

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

AND IN THE MATTER OF the City of Brampton  
By-law 202-2000 being a by-law to amend  
comprehensive zoning By-law 56-83 as amended  
(VALES OF CASTLEMORE INC. – File: C7E12.3)

DECLARATION

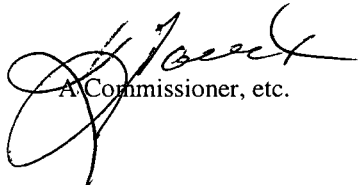
I, LEONARD JOSEPH MIKULICH, of the City of Brampton, in the Regional Municipality of Peel, DO SOLEMNLY DECLARE THAT:

1. I am the City Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared.
2. By-law 202-2000 was passed by the Council of The Corporation of the City of Brampton at its meeting held on the 25<sup>th</sup> day of September, 2000.
3. Written notice of By-law 202-2000 as required by section 34(18) of the *Planning Act* was given on the 4<sup>th</sup> day of October, 2000, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act*, R.S.O. 1990 as amended.
4. No notices of appeal were filed under section 34(19) of the *Planning Act* on or before the final date for filing objections.

DECLARED before me at the )  
City of Brampton in the )  
Region of Peel this 21<sup>st</sup> )  
day of November, 2000 )




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A. Commissioner, etc.

I, Leonard J. Mikulich, City Clerk, of the City of Brampton, hereby certify that the attached by-law, being By-law 56-83, and amending by-laws, attached hereto and listed below, are true copies:

93-83, 23-84, 46-84, 51-84, 127-84, 174-84, 259-84, 263-84, 264-84, 304-84, 310-84,  
87-85, 125-85, 127-85, 264-85, 330-85,  
35-86, 51-86, 73-86, 79-86, 136-86, 140-86, 161-86, 189-86, 227-86, 243-86, 251-86, 254-86, 319-86,  
22-87, 27-87, 34-87, 52-87, 68-87, 79-87, 90-87, 106-87, 133-87, 163-87, 213-87, 218-87, 229-87,  
249-87, 261-87, 266-87, 308-87,  
29-88, 41-88, 64-88, 68-88, 120-88, 175-88, 199-88, 204-88, 230-88, 249-88, 280-88, 282-88, 288-88,  
7-89, 10-89, 152-89, 173-89, 181-89, 248-89, 261-89, 262-89, 268-89, 270-89, 296-89,  
5-90, 68-90, 78-90, 94-90, 120-90, 187-90, 195-90, 211-90, 254-90,  
42-91, 48-91, 153-91, 195-91, 197-91, 224-91,  
11-92, 170-92, 185-92, 190-92, 192-92, 196-92, 221-92, 237-92,  
227-93, 290-93,  
61-94, 65-94, 73-94, 120-94, 165-94, 170-94, 251-94  
33-95, 128-95, 135-95, 139-95, 160-95, 195-95, 213-95  
51-96, 74-96, 176-96  
6-97, 7-97, 59-97, 113-97, 120-97, 165-97 176-97, 248-97  
81-98, 147-98, 183-98, 204-98, 232-98, 240-98, 244-98, 248-98, 264-98  
1-99, 61-99, 63-99, 111-99, 112-99, 124-99, 147-99, 163-99, 168-99, 178-99, 204-99, 213-99, 225-99,  
227-99  
43-2000, 51-2000, 115-2000, 116-2000, 128-2000, 130-2000, 168-2000, 176-2000, 177-2000, 181-  
2000, 182-2000, 184-2000, 202-2000, 203-2000

  
Leonard J. Mikulich  
City Clerk  
November 21, 2000