



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

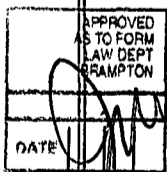
Number 214-95

To Adopt Amendment Number 271
to the 1984 Official Plan of the
City of Brampton Planning Area

The Council of The Corporation of the City of Brampton,
in accordance with the provisions of the Planning Act,
R.S.O. 1990, c.P. 13 hereby ENACTS as follows:

1. Amendment Number 271 to the 1984 Official Plan of
the City of Brampton Planning Area, is hereby
adopted and made part of this By-law.
2. The Clerk is hereby authorized and directed to
make application to the Minister of Municipal
Affairs for approval of Amendment Number 271 to
the 1984 Official Plan of the City of Brampton
Planning Area.

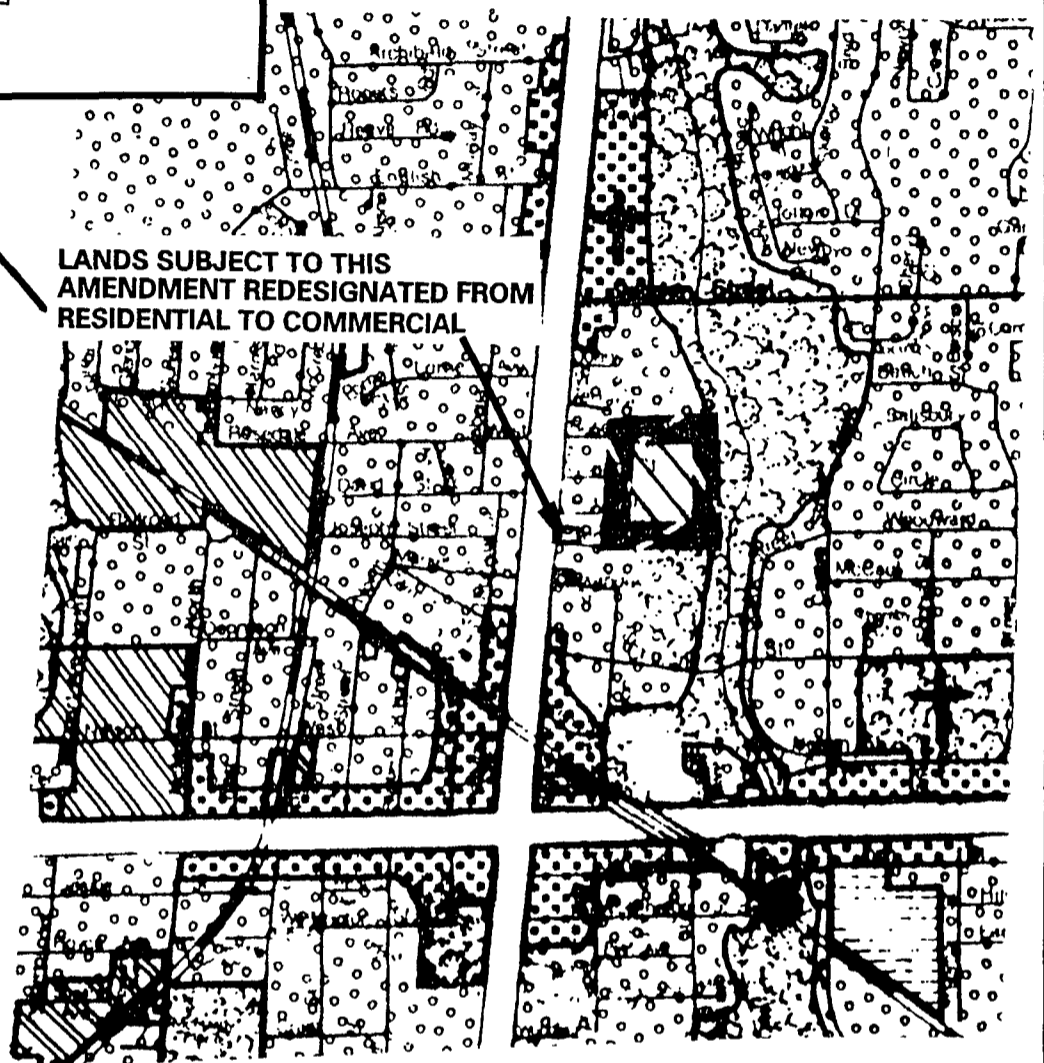
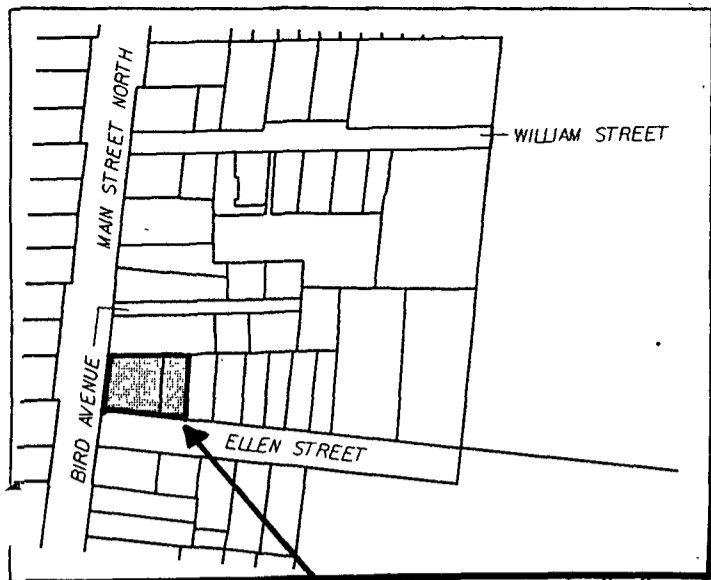
READ a FIRST, SECOND and THIRD TIME, and PASSED, in OPEN
COUNCIL, this 13th day of November , 1995 .



PETER ROBERTSON, MAYOR

LEONARD J. MIKULICH, CLERK

AMENDMENT NUMBER 271
to the 1984 Official Plan of the
City of Brampton Planning Area



LANDS SUBJECT TO THIS
AMENDMENT REDESIGNATED FROM
RESIDENTIAL TO COMMERCIAL

GENERAL LAND USE DESIGNATIONS SCHEDULE 'A'

----- URBAN BOUNDARY	● RURAL SETTLEMENTS (MAINTENANCE)
RESIDENTIAL	PARKWAY BELT WEST
OPEN SPACE	PROVINCIAL FREEWAY (HWY. 410)
COMMERCIAL	RURAL ESTATE
INDUSTRIAL	RURAL ESTATE EXPANSION
INSTITUTIONAL	RURAL-COMMERCIAL
PRIVATE COMMERCIAL RECREATION	OPEN SPACE-CEMETERIES
AGRICULTURAL	SPECIAL STUDY AREA
RURAL SETTLEMENTS (EXPANSION)	SPECIALTY AGRICULTURAL
RURAL SETTLEMENTS (INFILLING)	

MAY 1987

OFFICIAL PLAN AMENDMENT No. 271

Schedule A



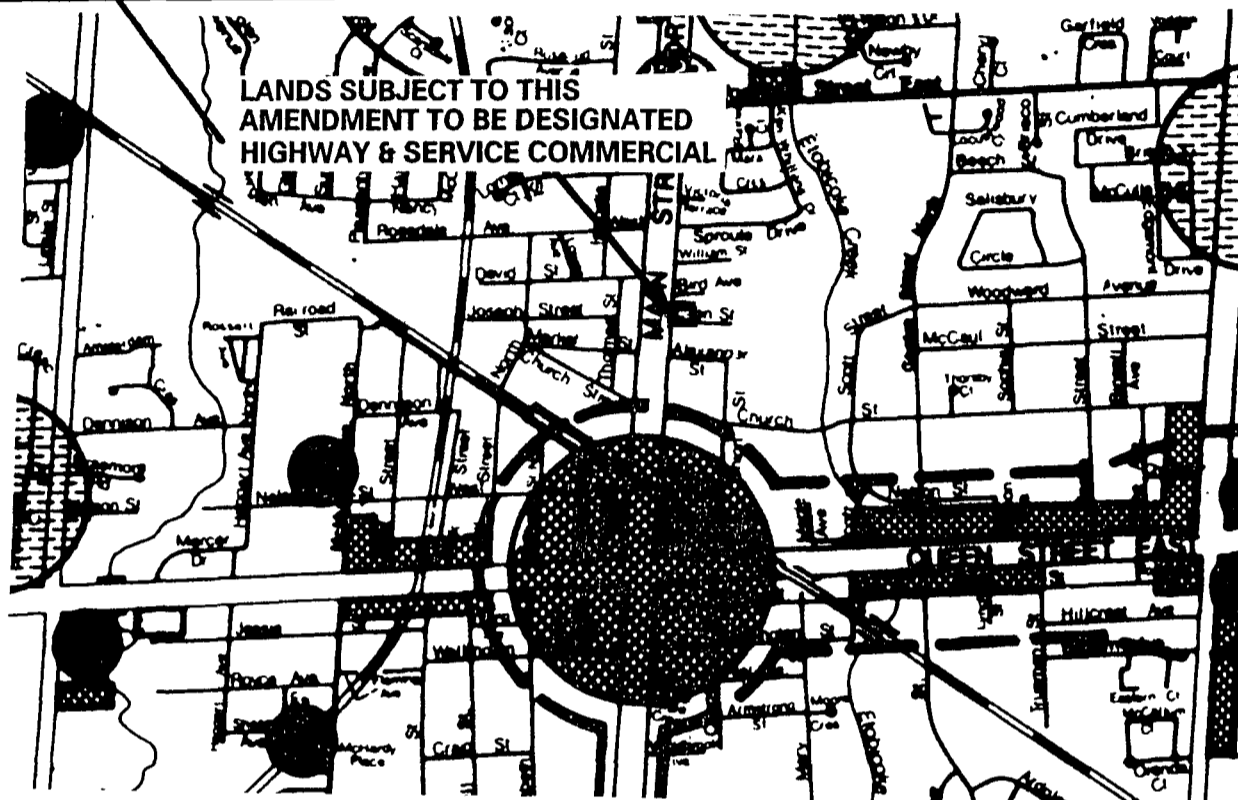
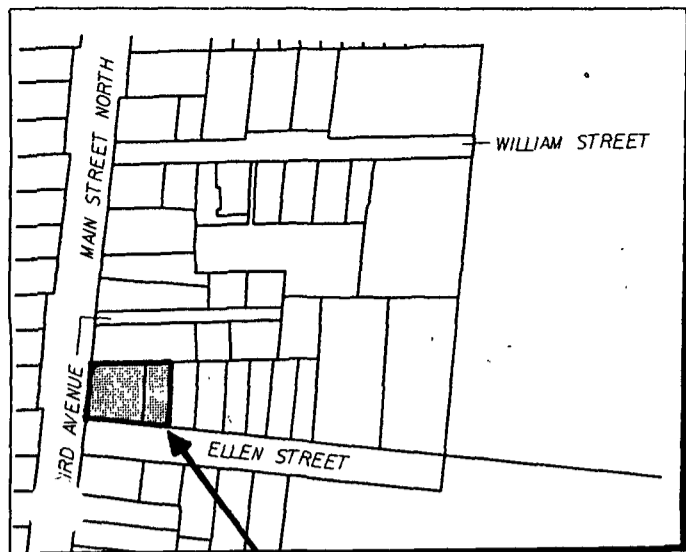
CITY OF BRAMPTON
Planning and Development

Date: 1994 05 13

Drawn by: CJK











File no. C1E6.44

Map no. 43-102H



COMMERCIAL*

SCHEDULE 'F'

-  CENTRAL COMMERCIAL CORRIDOR
-  FOUR CORNERS COMMERCIAL
-  SPECIALTY OFFICE SERVICE COMMERCIAL
-  REGIONAL COMMERCIAL
-  DISTRICT COMMERCIAL
-  NEIGHBOURHOOD COMMERCIAL
-  CONVENIENCE COMMERCIAL
-  HIGHWAY & SERVICE COMMERCIAL
-  SITE SPECIFIC DESIGNATIONS
-  RURAL COMMERCIAL

Date: MAY 1987

City of Brampton
Planning and Development Department

OFFICIAL PLAN AMENDMENT No.

271



CITY OF BRAMPTON
Planning and Development

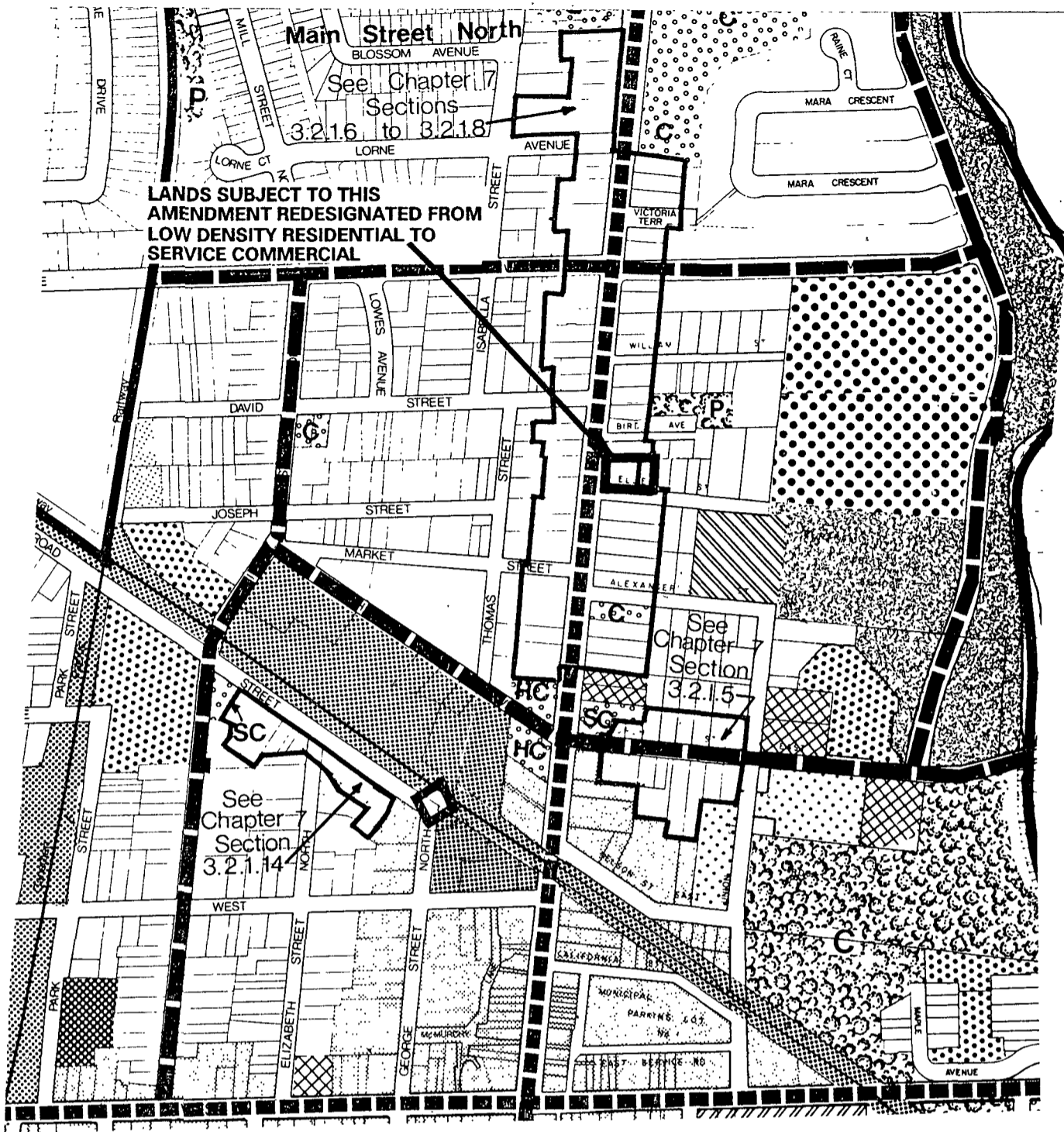
Date: 1994 05 13

Drawn by: CJK

File no. C1E6.44

Map no. 43-102J

Schedule B



Brampton Central Planning Area

Schedule SP7(a)

Land Use

— Brampton Central Secondary Plan Area

RESIDENTIAL

- Low Density
- Medium Density
- Medium High Density
- High Density

COMMERCIAL

- Downtown Commercial
- Service Commercial
- Highway Commercial
- Convenience Commercial
- Private Commercial - Recreation

PUBLIC OPEN SPACE

- Community Park
- Specialized Park
- Parkette

HAZARD LANDS

- Hazard Lands

INSTITUTIONAL

- Institutional
- Church
- School

INDUSTRIAL

- Light Industrial

TRANSPORTATION

- Transportation Facilities
- Major Arterial Road
- Collector Road
- Minor Collector Road
- Local Road
- Proposed Grade Separation
- Special Study Area

Scale: 1:5700

Date: Nov. 1984

OFFICIAL PLAN AMENDMENT No. 271

Schedule C



CITY OF BRAMPTON
Planning and Development

Date: 1994 04 13

Drawn by: CJK

File no. C1E6.44

Map no. 43-102K

AMENDMENT NUMBER 271
TO THE 1984 OFFICIAL PLAN OF THE
CITY OF BRAMPTON PLANNING AREA

1.0 Purpose:

The purpose of this amendment is to change the land use designation of the lands shown outlined on Schedule A to this amendment, from "Residential" to "Commercial" and specifically to Service Commercial. This amendment is intended to:

- permit the redevelopment of the subject lands for specific commercial and residential purposes; and,
- set out appropriate development principles.

2.0 Location:

The lands subject to this amendment are located on the north-east corner of the intersection of Main Street North and Ellen Street, being Part of Lot 6, Concession 1, East of Hurontario Street.

3.0 Amendments and Policies Relative Thereto:

The document known as the 1984 Official Plan of the City of Brampton Planning Area is hereby amended:

- (1) by changing, on Schedule "A" thereto, the land use designation of the lands shown outlined on Schedule A to this amendment, from "RESIDENTIAL" to "COMMERCIAL";
- (2) by adding, on Schedule "F" thereto, the land use designation of "Highway and Service Commercial" for the lands shown outlined on Schedule B to this amendment; and,
- (3) by adding to the list of amendments pertaining to Secondary Plan Area Number 7 set out in subsection 7.2.7.7, Amendment Number 271.
- (4) by changing on Schedule SP7(a), thereto, the land use designation of the lands shown outlined on Schedule "C" to this amendment from "Low Density Residential" to "Service Commercial";

- (5) by deleting policy 3.2.1.8 of Chapter 7 of Part IV - Secondary Plans; and,
- (6) by adding to section 3.1.3.1 of Chapter 7 of Part IV thereto, the following paragraph:

"Notwithstanding the foregoing, the lands situated on the east side of Main Street North, north of Ellen Street, designated Service Commercial and within Lot 6, Concession 1, East of Hurontario Street may be used for either residential or limited commercial purposes or a combination thereof, provided that the residential character of the property is maintained by virtue of careful renovation and expansion of one of the existing buildings on the site, use of landscaping, and the prohibition of outside storage of equipment or materials associated with any commercial use."