



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

*Number* 223-95

To amend By-law 200-82 as amended.

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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 33 of Schedule "A" thereto, the zoning designation of the lands shown outlined on Schedule "A" to this by-law from INDUSTRIAL TWO (M2) to SERVICE COMMERCIAL - SECTION 389 (SC - SECTION 389).
  - (2) by adding thereto the following section:

"389           The lands designated SC - Section 389 on  
Sheet 33 of Schedule A to this by-law:

389.1           shall only be used for the following purposes:

    - (a) Commercial
      - (1) those uses permitted by the  
Service Commercial (SC) Zone;
      - (2) a banquet hall;
      - (3) a motor vehicle sales  
establishment;

- 2 -

- (4) a motor vehicle washing establishment;
- (5) a retail warehouse;
- (6) a recreational facility;
- (7) a commercial and technical school;
- (8) a service station; and
- (9) purposes accessory to the permitted commercial uses;

or

(b) Industrial

- (1) those uses permitted in a M1 Zone, but not including a motor vehicle body shop;

but not both (a) and (b) on any one lot, or any combination of (a) and (b) on any one lot.

389.2

shall be subject to the following requirements and restrictions:

- (a) minimum lot area - 14,400 square metres;
- (b) no building shall be located closer than 6.0 metres to Clarence Street;
- (c) no building shall be located closer than 9.0 metres to Rutherford Road;

(d) minimum landscaped open space:

(1) 3.0 metres abutting Clarence Street; and

(2) 3.0 metres abutting Rutherford Road, except for that portion abutting Rutherford Road north of Clarence Street;

(e) for the lot north of Clarence Street, no building shall be located closer than 15 metres to the rear lot line; and

(f) for the lot north of Clarence Street, no building shall be located closer than 24 metres to the point where the rear lot line and the east side lot line intersect.

389.3 the commercial uses in 389.1(a) shall also be subject to the requirements and restrictions of the SC Zone and the general provisions of this by-law which are not in conflict with those in 389.2.

389.4 the industrial uses in 389.1(b) shall also be subject to the requirements and restrictions of the M1 Zone and general provisions of this by-law which are not in conflict with those in 389.2.

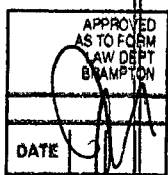
389.5 for the purpose of this section, a retail warehouse shall mean a building or structure, or part of a building or structure, occupied by a single user and having a minimum gross floor area of 465 square metres. The use permitted

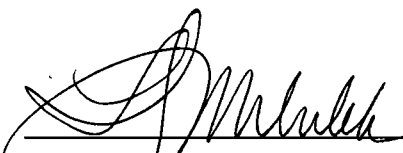
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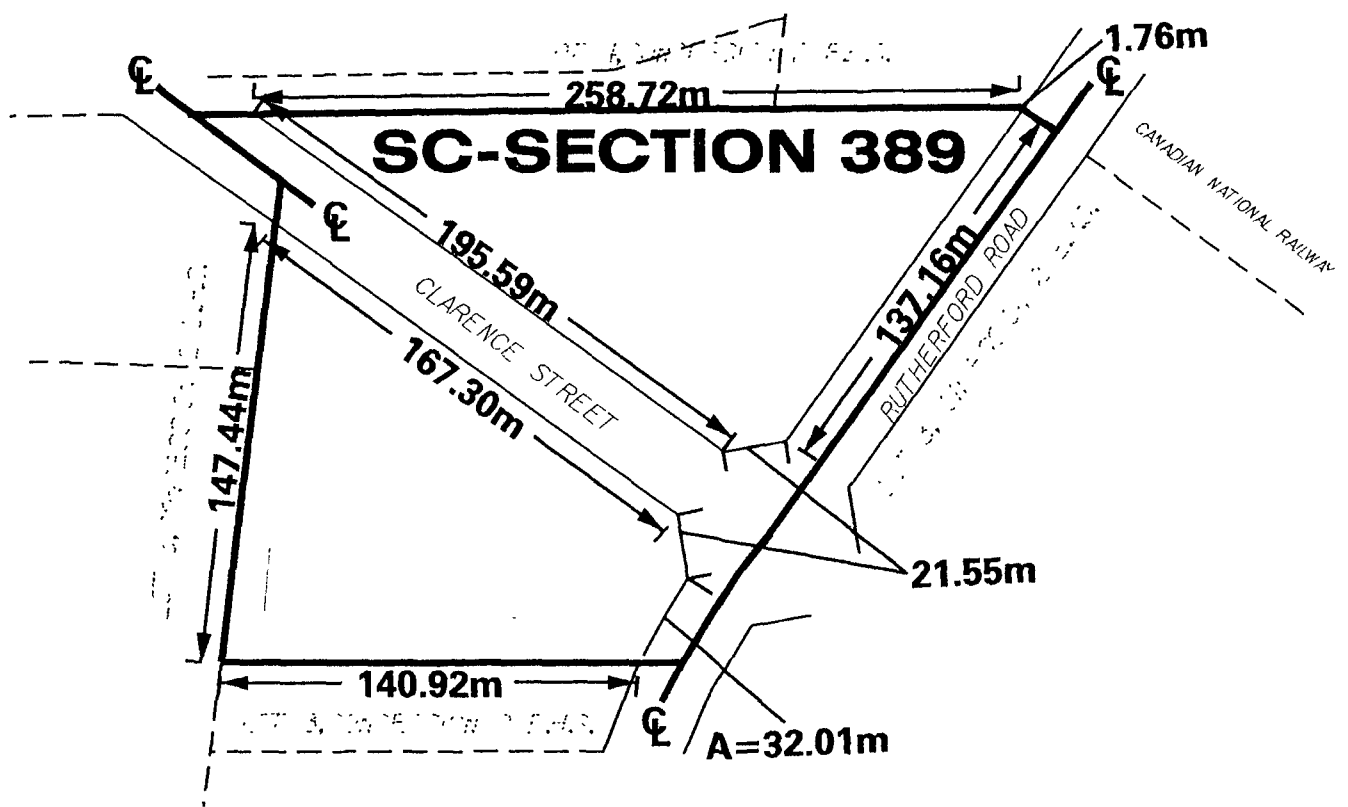
shall be for the sale of non-food products  
displayed and stored in a warehouse format."

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

  
PETER ROBERTSON - MAYOR



  
LEONARD J. MIKULICH - CITY CLERK



# LEGEND

- ZONE BOUNDARY
- ℄ CENTRELINE OF ORIGINAL ROAD ALLOWANCE
- m METRES



**PART LOT 3, CONCESSION 2 E.H.S.**

**BY-LAW 200-82**

**SCHEDULE A**

**By-Law 223-95**

**Schedule A**



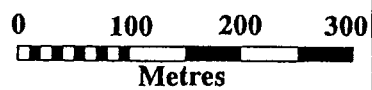
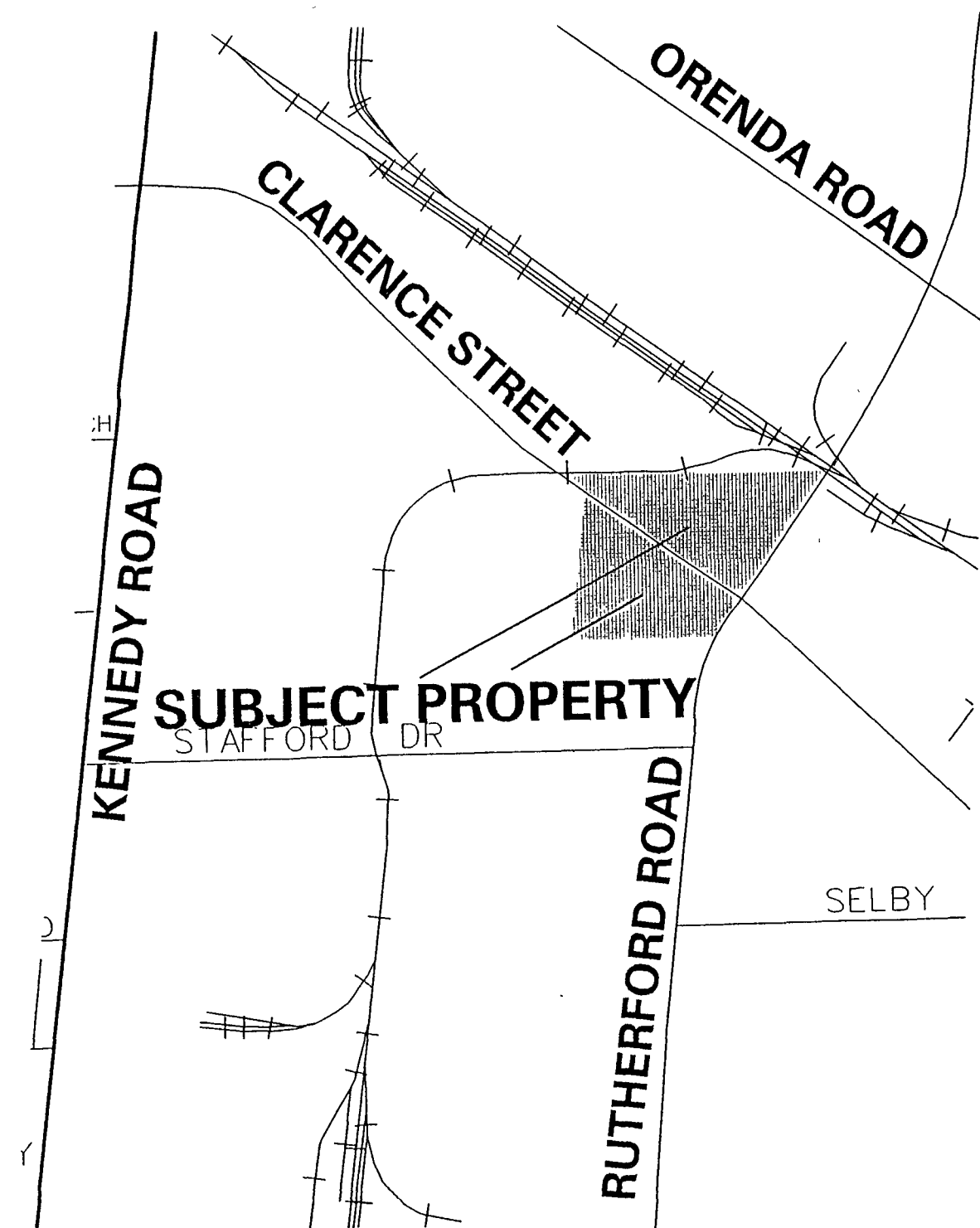
**CITY OF BRAMPTON**  
Planning and Building

Date: 1995 09 06

Drawn by: CJK

File no C2E3 9

Map no. 61-63F



**CITY OF BRAMPTON**  
Planning and Building

Date: 1995 03 30

Drawn by: CJK

File no. C2E3.9

Map no 61-63D

**Key Map By-Law**

**223-95**