



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

*Number* 370-85

To amend By-law 861, (part of Lot 12, Conc. 1, E.H.S., geographic Township of Chinguacousy)

The council of The Corporation of the City of Brampton ENACTS as follows:

1. Schedule A to By-law 861, as amended, is hereby further amended by changing the zoning designation of the lands shown outlined on Schedule A to this by-law from AGRICULTURAL (A) to RESIDENTIAL R6 - SECTION 401 (R6 - SECTION 401), RESIDENTIAL R6A - SECTION 402 (R6A - SECTION 402), RESIDENTIAL R6 HOLDING - SECTION 403 (R6(H) - SECTION 403), RESIDENTIAL MULTIPLE RMA - SECTION 404 (RMA-SECTION 404), RESIDENTIAL MULTIPLE RM1 - SECTION 405 (RM1 - SECTION 405), CIVIC AND PUBLIC CAMPUS - SECTION 407 (CPC - SECTION 407), RESIDENTIAL R6 - SECTION 413 (R6 - SECTION 413), RESIDENTIAL R6 - SECTION 418 (R6-SECTION 418) and CONSERVATION AND GREENBELT (G).
2. Schedule A to this by-law is hereby attached to By-law 861 as part of Schedule A and forms part of By-law 861.
3. By-law 861, as amended, is hereby further amended, by adding thereto the following section:

"418.1 The lands designated R6 - SECTION 418 on Schedule A to this by-law:

418.1.1 shall only be used for the following purposes:

- (1) one family detached dwellings, and
- (2) purposes accessory to the other permitted purpose.

418.1.2 shall be subject to the following requirements and restrictions:

- (1) minimum lot area

interior lot	- 375 square metres
corner lot	- 465 square metres

- (2) minimum lot frontage
  - interior lot - 12.5 metres
  - corner lot - 15.5 metres
- (3) minimum lot depth - 30 metres
- (4) minimum front yard depth - 6 metres
- (5) minimum interior side yard width - 1.2 metres on one side and 0.9 metres on the other side, provided that where the distance between the walls of two dwellings is less than 2.4 metres, no window below grade or door will be permitted in any such wall, and that the minimum distance between detached dwellings is not be less than 2.1 metres
- (6) minimum exterior side yard width - 3 metres
- (7) minimum rear yard depth - 7.5 metres from the rear lot line and 10 metres from the TransCanada pipeline easement
- (8) maximum building height - 10 metres
- (9) driveway location - no driveway on a corner lot shall be located closer than 6 metres to the intersection of street lines as projected
- (10) minimum landscaped open space - 50 percent of the front yard of an interior lot, 60 percent of the front yard of a corner lot and 40 percent of the front yard where the side lot

lines converge towards  
the front lot lines

- (11) minimum number of parking - 2, one of which must be  
spaces per dwelling unit located in a garage
- (12) accessory buildings
- (a) shall not be used for human habitation;
  - (b) shall not exceed 4.5 metres in height, in the case  
of a peaked roof;
  - (c) shall not exceed 3.5 metres in height, in the case  
of a flat roof;
  - (d) shall not be constructed in a front yard or an  
exterior side yard or within the minimum required  
side yard;
  - (e) shall not be less than 0.6 metres from any lot  
line;
  - (f) shall not have a floor area in excess of 15 square  
metres.
- (13) a private uncovered swimming pool shall only be  
permitted in the rear yard or a side yard of a lot,  
provided that it is not closer than 1.2 metres to any  
lot line or easement.

418.1.3 shall also be subject to the requirements and restrictions  
relating to the R6 zone which are not in conflict with the  
ones set out in section 418.1.2.

418.2 For the purposes of section 418,

CORNER LOT shall mean a lot situated at the intersection of  
two or more streets, or at the intersection of two parts of  
the same street, which parts have an interior angle of  
intersection of not more than 135 degrees.

EXTERIOR SIDE YARD shall mean a yard extending from the front  
yard to the rear lot line between the flankage lot line and  
the nearest main wall of any building or structure on the  
lot.

FRONT LOT LINE shall mean the line that divides a lot from  
the street, provided that in a case of a corner lot, the  
shorter lot line that abuts a street shall be deemed to be  
the front lot line and the longer lot line that abuts a  
street shall be deemed to be the flankage lot line.

INTERIOR LOT shall mean a lot other than a corner lot.

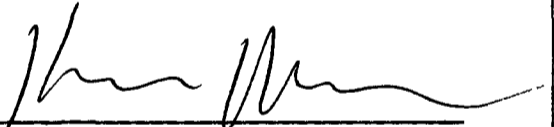
INTERIOR SIDE YARD shall mean a yard, other than an exterior side yard, extending from the front yard to the rear yard of a lot between a side lot line and the nearest main wall of any building or structure on the lot.

REAR LOT LINE shall mean the lot line opposite to and furthest from the front lot line.


REAR YARD shall mean, in the case of an interior lot, a yard extending across the full width of the lot between the rear lot line and the nearest main wall of any building or structure on the lot, or in the case of a corner lot, a yard extending from a side lot line to an exterior side yard, and between the rear lot line and the nearest main wall of any building or structure on the lot."

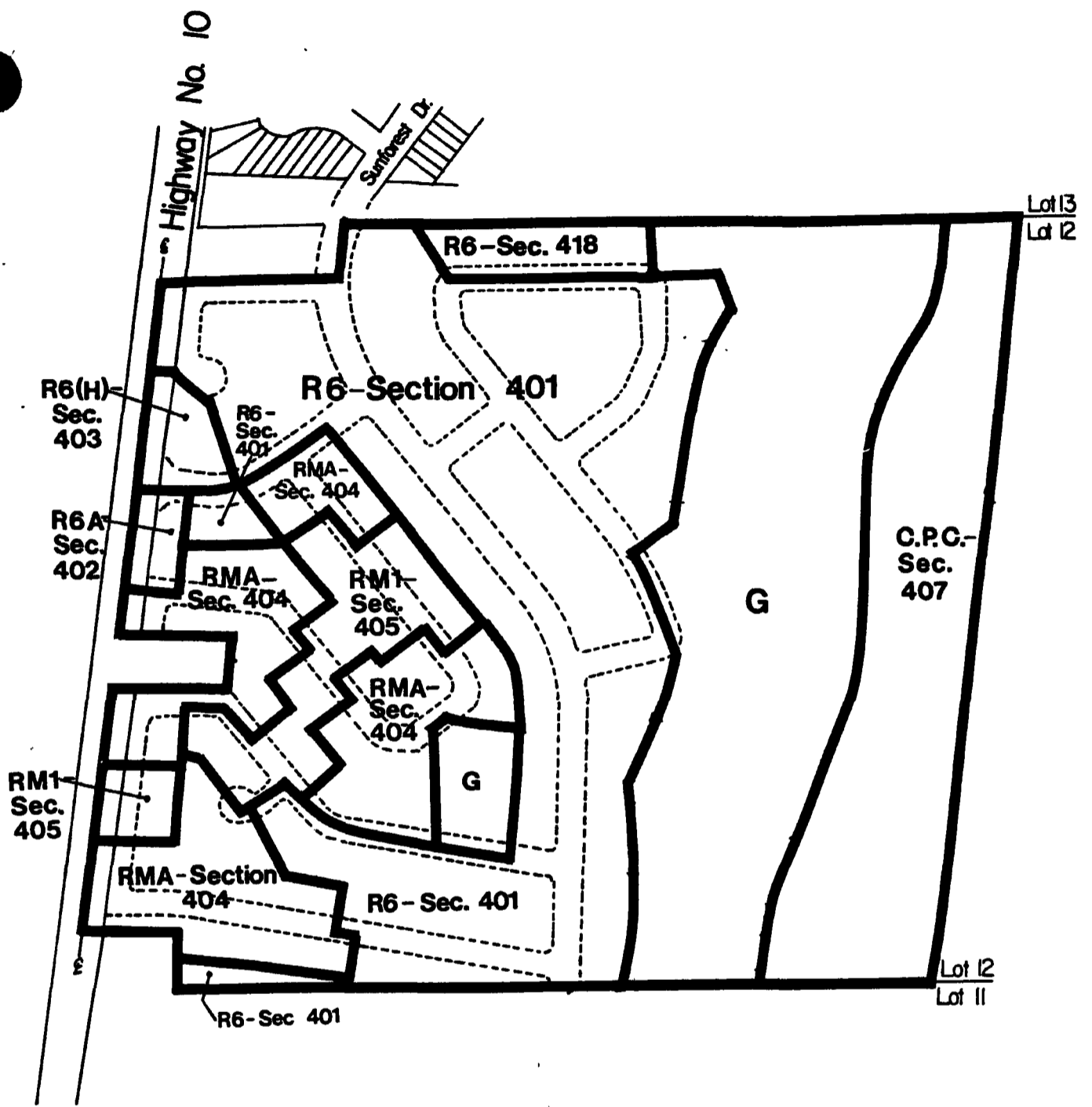
READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL,

this 16th day of December 195 .

  
KENNETH G. WHILLANS - MAYOR

  
L. J. MIKULICH - CITY CLERK

APPROVED  
AS TO FORM  
LAW DEPT.  
BRAMPTON  
  
DATE 8/12/52



LOT 12, CONCESSION 1 E.H.S.  
 BY-LAW 861 SCHEDULE A

By-Law 370-85 Schedule A



1:5500

**CITY OF BRAMPTON**  
 Planning and Development

Date: 84 04 25 Drawn by: RB  
 File no. CI E12.2 Map no. 25-34F



R 860034

Ontario Municipal Board

**IN THE MATTER OF Section 34 of  
The Planning Act, 1983**

**AND IN THE MATTER OF appeals by  
William and Joan Ferguson in  
respect of Zoning By-law 370-85  
of the Corporation of the City  
of Brampton**

**B E F O R E :**

**D.H. McROBB  
Vice-Chairman**

**- and -**

**S.R. COLE  
Member**

Monday, the 24th day  
of February, 1986

**THESE APPEALS having been abandoned;**

**THE BOARD ORDERS that the appeals with respect to By-law  
370-85 are hereby dismissed.**

*P. P. McFarlane*  
**SECRETARY**

<b>ENTERED</b>
O. B. No. <u>R86-1</u>
Folio No. <u>9</u>
<b>FEB 26 1986</b>
<i>P. P. McFarlane</i>
<small>SECRETARY, ONT. MUNICIPAL BOARD</small>

**RECEIVED  
CLERK'S DEPT.**

**FEB 28 1986**

128  
CIE/2.2