

City-initiated City-wide Amendments - Additional Residential Units (ARUs)

City-initiated Official Plan and Zoning By-law Amendments for Additional Residential Units

Public Notice



February 13, 2023



7:00 p.m.



Virtual meeting

[www.brampton.ca/
CouncilLiveStream](http://www.brampton.ca/CouncilLiveStream)

Information is available in an alternative/accessible format upon request.

Background

The Province of Ontario's Bill 23, the *More Homes Built Faster Act, 2022*, made legislative changes to the *Planning Act*, **requiring municipalities to permit the use of Additional Residential Units (ARU)** within detached, semi-detached and townhouse dwellings and within an accessory structure located on the same lot as a detached, semi-detached and townhouse dwelling.

Attached ARUs are a form of ARU located within a single detached, semi-detached or townhouse dwelling. These are typically referred to as "second units" or "basement apartments."

Garden Suites are a form of ARU located in an ancillary building on the same lot as a single detached, semi-detached or townhouse dwelling - either at the rear or interior side yard. The Garden suite may be freestanding or attached to a detached private garage.

The City adopted a city-wide ARU policy framework in August 2022 permitting up to two ARUs per residential lot: one attached within the principal dwelling (a Second Unit or Basement Apartment), and one Garden Suite.

Bill 23 now requires municipalities to permit up to two ARUs per residential lot, either one attached ARU and one garden suite, **OR two attached ARUs.**

Purpose and Effect

Brampton is required to conform to Bill 23 and permit the use of ARUs as defined by the Bill. The purpose of this public meeting is to present proposed City Official Plan and Zoning By-law amendments that conform to recently adopted Bill 23 ARU policies.

For more information, visit:

<https://www.brampton.ca/ARU>

If you have received this notice as an owner of a property and the property contains **7 or more residential units**, the City requests that you post this notice in a location visible to all property residents, such as on a notice board in the lobby.

In accordance with the *Planning Act*, there are no appeal rights with respect to an Official Plan or Zoning By-law Amendment authorizing the use of an ARU.

We value your input...

Any person may express their support, opposition, or comments to the proposed City-initiated Official Plan and Zoning By-law Amendments.

How can I get involved?

- Please note: City Hall is now hosting in-person Public Meetings. A hybrid virtual option is also offered. To delegate virtually at the public meeting pre-registration is required by emailing cityclerksoffice@brampton.ca, no later than 4:30 p.m. on Tuesday, February 7th, 2023, to pre-register.

To ensure a presentation on this item is provided at the meeting, interest for this will need to be indicated by either attending in person and indicating this, or by emailing cityclerksoffice@brampton.ca to request a presentation prior to 4:30pm on the day of the meeting.

AND/OR

- **Submit an audio or video recording**
Audio/video submissions up to 5 minutes in length to be played at the meeting may be sent to cityclerksoffice@brampton.ca no later than 4:30 pm on Tuesday, February 7, 2023.

AND/OR

- **Send comments via email to:**
Shahinaz.Eshesh@brampton.ca
- **Send comments in the mail (Canada Post) to:**
SHAHINAZ ESHESH, Policy Planner III
Planning, Building and Growth Management
Department, 2 Wellington Street West, 3rd Floor,
Brampton, ON L6Y 4R2

If you wish to be notified of the decision from the City in respect to a proposed plan of subdivision, or a zoning by-law amendment, adoption of an official plan amendment, or of the refusal of a request to amend the official plan, you must make a written request to the Clerk, City of Brampton, 2 Wellington Street West Brampton, ON L6Y 4R2.

Note: In accordance with Official Plan policy, a Recommendation Report will be prepared by staff and presented at a future Planning and Development Committee meeting and forwarded to City Council for a decision. City Council will not enact a proposed Official Plan Amendment until at least 30 days after the date of a statutory public meeting.