



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number _____ - 2024

To amend Comprehensive Zoning By-law 270-2004, as amended

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. By-law 270-2004, as amended, is hereby further amended:

(1) by changing on Schedule A thereto of the By-law the zoning designation of the lands shown outlined on Schedule A attached to this by-law:

From:	To:
"Agricultural (A) Zone"	Residential Townhouse C (H) – Section 3779 (R3C (H)-3779)

(2) , by adding thereto the following section:

"3779 The lands designated R3C (H) - Section 3779 on Schedule A to this by-law:

3779.1 shall only be used for the following:

- (1) Single Detached and Semi-Detached Dwellings fronting onto a Private Road.
- (2) Purposes accessory to other permitted uses.

3779.2 shall be subject to the following requirements and restrictions:

(1) Minimum Yard Setback for a Principle Building:

- (i) The front wall of a dwelling unit: 3.5 metres to a private road, 1.2 metres to a daylight rounding or common amenity area and 3.5 metres in all other situations.
- (ii) 6 metres to a garage door;
- (iii) The rear wall of a dwelling unit: 7 metres, and 3.35 metres to the lot line abutting Torbram road.

(2) Maximum Building Height: 11 metres

(3) Minimum Parking for Visitors: 6 Parking Spaces inclusive of Barrier Free Parking

- (4) The Garage Control provisions set out in section 16.2.8(h) shall not apply.
- (5) Fencing provisions set out in section 16.2.8 (i) shall not apply, except that the maximum height of a fence in a yard abutting Torbram Road shall be 1.2 metres.
- (6) Section 10.12 shall not apply.

3779.3 Trans Canada Pipeline Easement Requirements:

- (1) A minimum setback of 7.0 m shall be required from any part of a principal building or structure from the edge of the TransCanada pipeline right-of-way.
- (2) A minimum setback of 3.0 m shall be required from any part of an accessory building or accessory structure from the edge of the TransCanada pipeline right-of-way.
- (3) With the exception of the cul-de-sac, a private road, six (6) on-street visitor parking spaces, and a noise wall; a minimum setback of 7.0 m from the nearest portion of a TransCanada pipeline right-of-way shall apply to any parking area or loading area, including stacking spaces, bicycle parking spaces, and any associated aisle or driveway.

3779.5 shall also be subject to the requirements and restrictions relating to the R3C zone and residential general provisions of this by-law which are not in conflict with those set out in Section 3779.2.

3779.6 The Holding (H)

- (1) Until the Holding (H) symbol is removed, the lands shall only be used in accordance with the Agricultural (A) zone.
- (2) The Holding (H) symbol shall not be removed until such time as the following have been provided:
 - a. Confirmation that arrangements have been made amongst the owner and the City to purchase Part 9 on 43R-19607, or, that satisfactory alternative arrangements are made should Part 9 on 43R-19607 not be declared surplus, to the satisfaction of the Commissioner of Planning, Building and Growth Management.”

ENACTED and PASSED this 17th day of April, 2024.

Approved as to form.
2024/04/16
MR

Patrick Brown, Mayor

Approved as to content.
2024/04/12
AAP

Charlotte Gravlev, Acting City Clerk