



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

NUMBER _____, 2020

To amend Comprehensive Zoning By-law
270-2004, as amended by O. Reg. 171/20,

Re: Block 139 of Draft Plan of Subdivision
21T-13004B (Part of Lot 4, Concession 10)

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

1. Zoning By-law 270-2004, as amended by O. Reg. 171/20, is hereby further amended:
 - a) By amending thereto the following subsections of Section 4 Residential High Density Zone:

| | |
|--------------------|---|
| Subsection (4)(8) | The maximum building height is 30 storeys. |
| Subsection (4)(9) | The maximum lot coverage of the buildings is 60 per cent of the total lot area. |
| Subsection (4)(10) | The minimum area of the lot to be landscaped is 20 per cent. |
 - b) By adding thereto the following subsections of Section 4 Residential High Density Zone:

Subsection (4)(14)

The minimum parking requirement for an apartment dwelling use is 0.5 parking spaces per unit for residents and 0.1 parking spaces per unit for visitors.

Subsection (4)(15)

Underground buildings or structures shall have a minimum setback of 0 metres from the lot line.

ENACTED and PASSED this _____ day of _____, 2020.

Approved as to form.

____/____/____

Patrick Brown, Mayor

Approved as to content.

____/____/____

Peter Fay, City Clerk

EXPLANATORY NOTE

THE PURPOSE OF BY-LAW _____

The purpose of By-law _____ is to amend comprehensive Zoning By-law 270-2004 as amended by O. Reg. 171/20 pursuant to an application by TACC Holborn Corporation (File _).

EFFECT OF THE BY-LAW

The effect of By-law _____ is to amend the zoning requirements for the Residential High Density Zone. The development will yield approximately 664 residential apartment units and 1,281.8 m² of retail space.

LOCATION OF LANDS AFFECTED

The lands affected by By-law _____ are located at the northeast corner of The Gore Road and Queen Street East within the Bram East Secondary Plan (Area #41).