Appendix 10

Draft Zoning By-law Amendment

THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number _____- 2021

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 Schedule A thereto, the zoning designation of the lands as shown outlined on Schedule A to this by-law:

From:	To:
"AGRICULTURAL ZONE A (A)"	"RESIDENTIAL SINGLE DETACHED E-12.2 (R1E-12.2)"; "RESIDENTIAL SINGLE DETACHED E-12.2-3552 (R1E-12.2-3552)"; "RESIDENTIAL SINGLE DETACHED E-12.2-3556 (R1E-12.2-3556)"; "RESIDENTIAL SINGLE DETACHED E-12.2-1466 (R1E-12.2-1466)"; "RESIDENTIAL SINGLE DETACHED E-15.2-1471 (R1E-15.2-1471)"; "FLOODPLAIN (F)".

   (2) By adding the following Sections:

"3552 The lands designated R1E-12.2-3552 on Schedule A to this by-law:

3552.1 Shall only be used for the purposes permitted in an R1E-x zone.

3552.2 Shall be subject to the following requirements and restrictions:

i. For zoning purposes, the front lot line shall be that which abuts Maybeck Drive;

ii. The minimum rear yard depth shall be 5.0 metres;

iii. No accessory buildings, structures, detached garage and swimming pools are permitted within the rear yard, the

minimum required side yard or minimum required front yard;

iv. Any fence may not exceed 1.2 metres in height in the minimum required rear yard and may not exceed 1.5 metres in height in the minimum required front yard;

v. Any garage may project into the front yard any distance beyond a porch or front wall of a dwelling provided the minimum front yard depth of 6.0 metres for a garage is complied with;

vi. Unenclosed porches and balconies, with or without foundations and a cold cellar may project a maximum of 1.8 metres into the required front yard, exterior side yard or rear yard; and

vii. Bay windows, with or without foundations, to a maximum width of 3.0 metres, chimney elements, cornices and roof eaves, may project a maximum of 1.0 metre into any front yard, exterior side yard or rear yard.

3552.3 Shall also be subject to the requirements and restrictions relating to the R1E-x zone, and all the general provisions of this by-law, which are not in conflict with those set out in in Section 3552.2

3556 The lands designated R1E-12.2-3556 on Schedule A to this by-law:

3556.1 Shall only be used for the purposes permitted in an R1E-x zone.

3556.2 Shall be subject to the following requirements and restrictions:

i. The minimum lot width for a corner lot shall be 2.5 metres wider than the minimum interior lot width; and

ii. The minimum exterior side yard width shall be 3.5 metres;

3556.3 Shall also be subject to the requirements and restrictions relating to the R1E-x zone, and all the general provisions of this by-law, which are not in conflict with those set out in Section 3556.2."

ENACTED and PASSED this [enter date] day of [enter month], 2021.

Approved as to form.

2021/month/day

[insert name]

_____

Patrick Brown, Mayor

Approved as to content.

2021/month/day

[insert name]

_____

Peter Fay, City Clerk

EXPLANATORY NOTE

THE PURPOSE OF BY-LAW - 21

The purpose of By-law -21 is to amend comprehensive Zoning By-law 270-2004, as amended pursuant to an application by RG Consulting Inc., (File No.OZS-2020-0007).

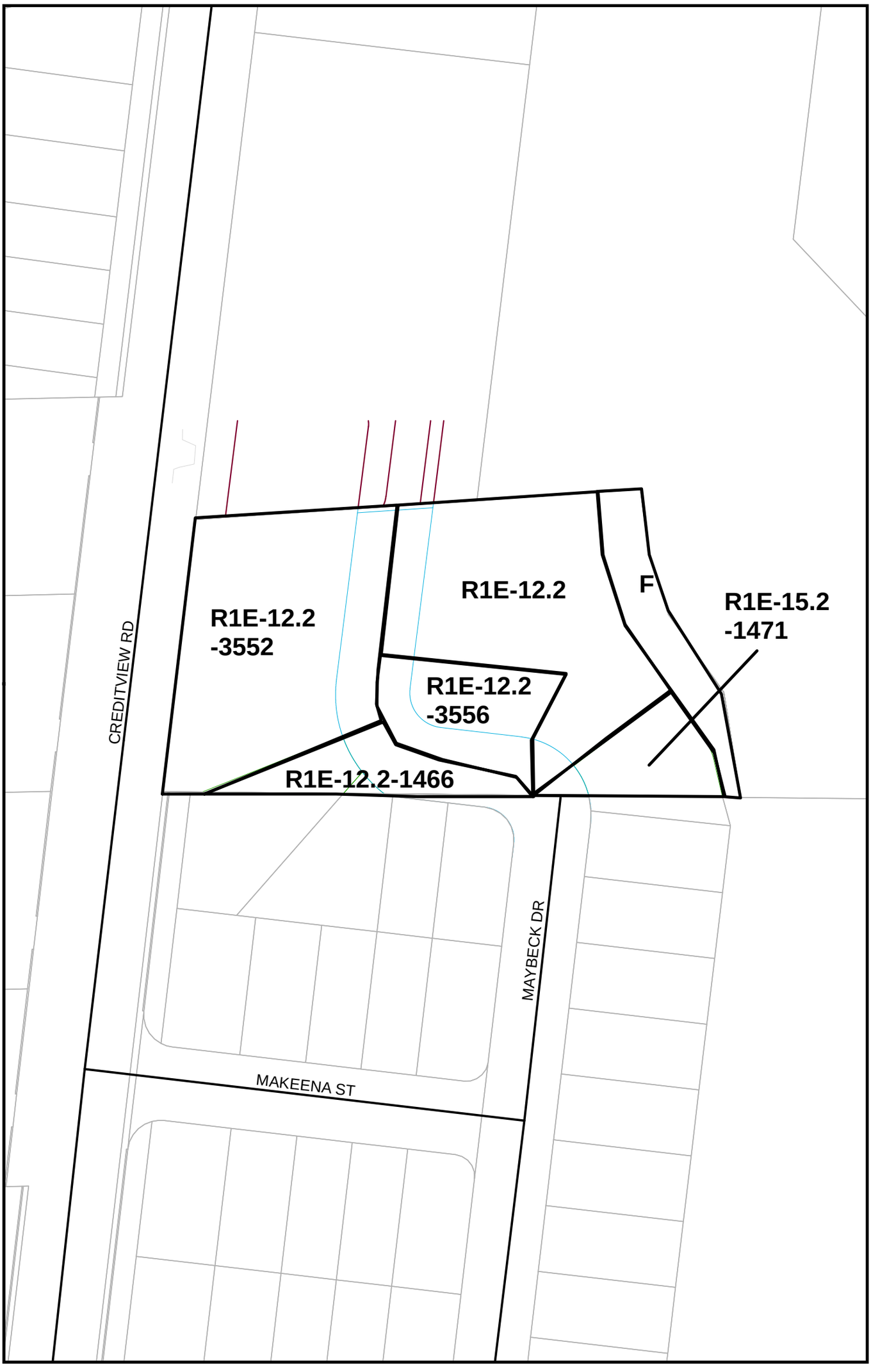
EFFECT OF THE BY-LAW

The effect of By-law -21 is to permit the development of subject lands for single detached residental purposes.

LOCATION OF LANDS AFFECTED

The lands affected by By-law -21 are located on the east side of Creditview Road, north of Queen Street East, south of Williams Parkway, known municipally as 9401 Creditview Road, referred to as Part 3 Plan 43R-28228, Part of Lot 8, Concession 3, W.H.S. (Chinguacousy), in the City of Brampton.

Any further inquiries or questions should be directed to Nasir Mahmood, Planning and Development Services Department, 905-874-2094.



BRAMPTON
Flower City
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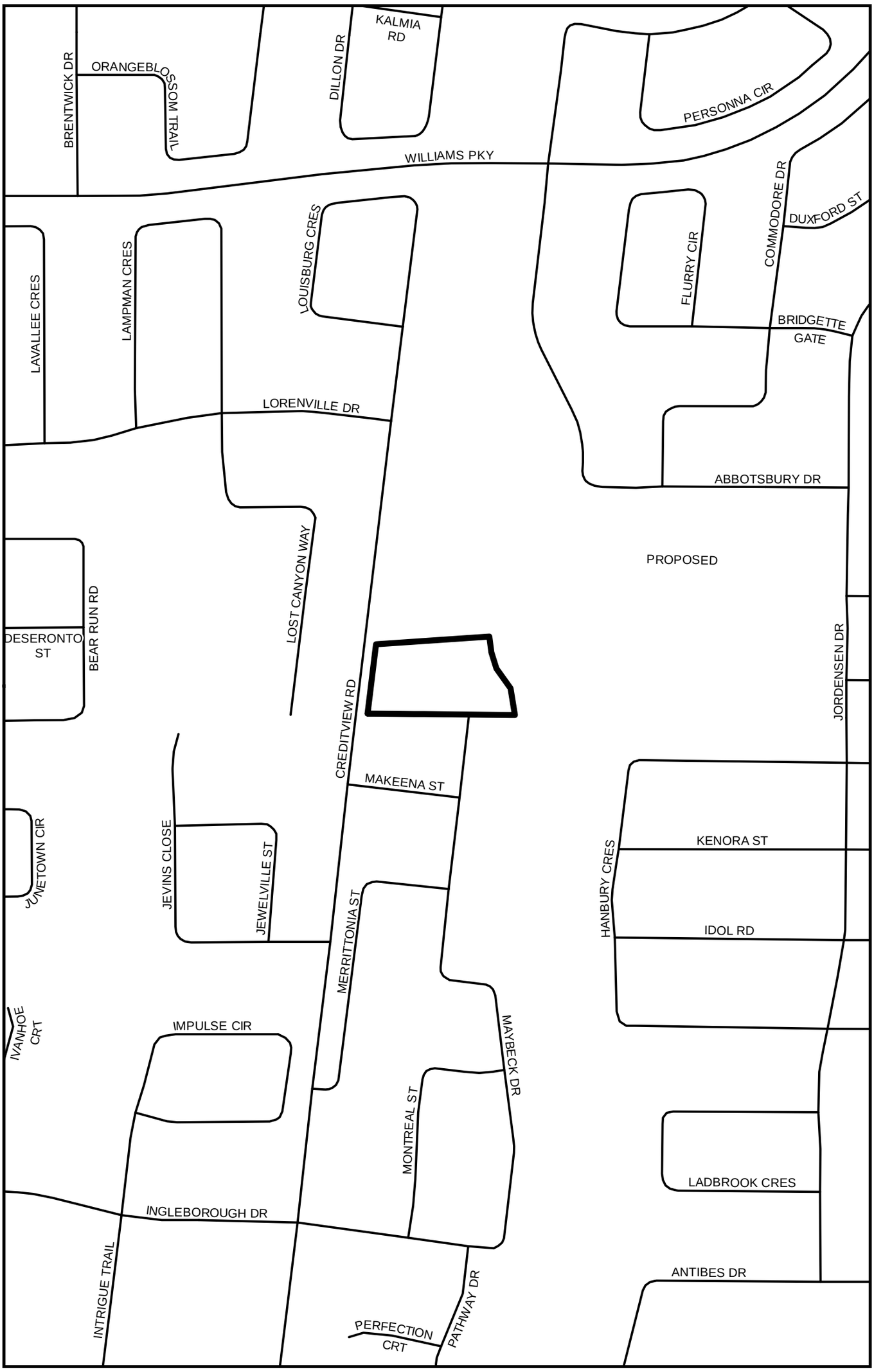
PLANNING, BUILDING AND ECONOMIC DEVELOPMENT

File: OZS-2020-0007_ZBLA
Date: 2021/05/04 Drawn by: ckovac

PART LOTS 7&8 CONCESSION 3 W.H.S.

BY-LAW _____

SCHEDULE A



SUBJECT LANDS

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KEY MAP

BY-LAW _____