



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

From:	To:
"AGRICULTURAL (A)"	"INDUSTRIAL BUSINESS – SECTION 3608 (MBU – 3608),  AGRICULTURAL (A) – SECTION 3610 (A – 3610),  "OPEN SPACE (OS), and  "FLOODPLAIN (F)"

- b. By adding the following sections:

"3608        The lands designated MBU – Section 3608 on Schedule A to this by-law:

3608.1      Shall only be used for the following purposes:

- (1) Industrial:
- (a) a warehouse; and,
- (b) purposes accessory to the other permitted purposes, excluding outdoor storage.
- (2) Non-Industrial:
- (a) an office;
- (b) a retail establishment, having no outside storage;
- (c) a dining room restaurant, a convenience restaurant a take-out restaurant;
- (d) a drive through facility in conjunction with a retail establishment;

- (e) purposes accessory to the other permitted purposes, excluding outdoor storage;
- (f) the purposes permitted by the Floodplain (F) zone; and,
- (g) the purposes permitted by the Open Space (OS) zone;

- 3608.2 Shall be subject to the following requirements and restrictions:
- 1) Minimum Front Yard Depth: 6.0 metres;
  - 2) Minimum Exterior Side Yard Width: 6.0 metres;
  - 3) Minimum Setback to a Hydro Transformer in any yard: 1.5 metres;
  - 4) A canopy may encroach into the required front yard depth by a maximum 1 metre;
  - 5) Notwithstanding Section 30.6, fencing is permitted within the front yard to a maximum height of 1.8 metres;
  - 6) Trucks and/or trailers associated with a Retail Establishment may be stored within an enclosed building;
  - 7) The maximum gross floor area of a detached garage shall be 700 square metres;
  - 8) Service repair of trucks and/or trailers shall not be permitted;
  - 9) Outside storage, including the storage of trailers and oversized motor vehicles, shall not be permitted;
  - 10) Where the openings for waste disposal and loading facilities on any building face a public street, they shall be screened from view from the street;
  - 11) Garbage and refuse storage for restaurant purposes shall be contained within a climate controlled area within a building; and,
  - 12) All garbage and refuse storage for purposes other than for a restaurant, including any containers for storage of recyclable materials, shall be screened within an enclosure."

"3610 The lands designated A – Section 3610 on Schedule A to this by-law:

- 3610.1 Shall only be used for the following purposes:
- 1) Purposes permitted in the A zone; and,
  - 2) Flood and erosion control."

ENACTED and PASSED this 8<sup>th</sup> day of December, 2021.

Approved as to  
form.  
2021/11/30  
SDSR

Patrick Brown, Mayor

Approved as to  
content.  
2021/12/03  
AAP

Peter Fay, City Clerk