



THE CORPORATION OF THE CITY OF BRAMPTON

# BY-LAW

Number 4-2001

To Adopt Amendment Number OP93- 149  
to the Official Plan of the  
City of Brampton Planning Area

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. Amendment Number OP93- 149 to the Official Plan of the City of Brampton Planning Area is hereby adopted and made part of this by-law.

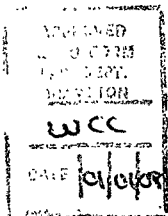
READ a FIRST, SECOND and THIRD TIME, and PASSED in OPEN COUNCIL, this 15th day of January, 2001.

  
SUSAN FENNEL - MAYOR

  
LEONARD J. MIKULICH - CLERK

Approved as to Content:

  
William H. Winterhalt, MCIP, RPP  
Director of Planning Policy & Research



**APPENDIX A**  
**OFFICIAL PLAN AMENDMENT TO THE OFFICIAL PLAN & CENTRAL**  
**AREA SECONDARY PLANS OF THE**  
**CITY OF BRAMPTON PLANNING AREA**

AMENDMENT NUMBER OP93- 149  
TO THE OFFICIAL PLAN OF THE  
CITY OF BRAMPTON PLANNING AREA

1.0 PURPOSE:

The purpose of this amendment is to amend the City of Brampton Official Plan and the Central Area Secondary Plans to add policy provisions that are intended to encourage land assembly and comprehensive redevelopment while discouraging land fragmentation within the Central Area.

More specifically, the intent of this amendment is to:

- (i) revise the consent-to-sever policy provisions so that severance applications are not interpreted in isolation, but in conjunction with the objectives and policies of the Central Area Secondary Plans;
- (ii) discourage consent-to-sever applications within the Central Area Mixed-Use and multiple residential designations of the Central Area, except where appropriate to facilitate land assembly, in order to promote redevelopment and discourage further freestanding highway commercial uses.

2.0 LOCATION:

This amendment affects certain lands within the Central Area of the City of Brampton that are designated for higher order and higher density commercial and related uses.

The amendment applies to the lands within the Central Area which lie along Queen Street between Bramalea Road to the east and the Etobicoke Creek to the west, and also the lands located within Downtown Brampton centered on Main and Queen Streets.

3.0 AMENDMENTS AND POLICIES RELATIVE THERETO:

- 3.1 The document known as the Official Plan of the City of Brampton is hereby amended:

- (i) by adding to the list of amendments pertaining to Secondary Plan Area Number 7: Downtown Brampton as set out in Part II: Secondary Plans, Amendment Number 0P93-149
- (ii) by adding to the list of amendments pertaining to Secondary Plan Area Number 36: Queen Street Corridor as set out in Part II: Secondary Plans, Amendment Number 0P93-149
- (iii) by renumbering subsections 5.17.15 to 5.17.19 of Section 5.17: CONSENT POLICY thereof, as subsections 5.17.16 to 5.17.20, respectively and by also renumbering all of these policies within these subsections in a consistent manner;
- (iv) by adding to Section 5.17 of Part I: CONSENT POLICY thereof, the following new subsection as 5.17.15:

*“5.17.15 Despite Sections 5.17.4, 5.17.8 and 5.17.10 of this plan, consent-to-sever applications shall be discouraged within the Central Area Mixed-Use and Medium and Medium-High/High Density designations of the Downtown Brampton and Queen Street Corridor Secondary Plans except to facilitate land assembly.”;*

- (v) by adding to Section 4.0: GENERAL OBJECTIVES AND CRITERIA of the Downtown Brampton Secondary Plan, being Chapter 7 of Part II thereof the following new objective:

*“to promote land assembly and discourage land fragmentation within the Central Area in order to encourage comprehensive redevelopment.”;*

- (vi) by adding to Section 4.0: GENERAL OBJECTIVES AND CRITERIA of the Queen Street Corridor Secondary Plan, being Chapter 36 of Part II thereof the following new objective:

*“to promote land assembly and discourage land fragmentation within the Central Area in order to encourage comprehensive redevelopment.”;*

Approved as to Content:

A handwritten signature in cursive script, appearing to read "W.H. Winterhalt".

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W.H. Winterhalt, MCIP, RPP  
Director, Planning Policy & Research