



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 136-2007

To Adopt Amendment Number OP93- **279**
to the Official Plan of the
City of Brampton Planning Area

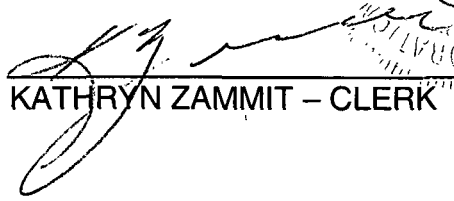
The Council of The Corporation of the City of Brampton, in accordance with the provisions of the Planning Act, R.S.O. 1990, c.P. 13, hereby ENACTS as follows:

1. Amendment Number OP93- **279** 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 **25** day of **April** 2007.



 SUSAN FENNEL - MAYOR



 KATHRYN ZAMMIT - CLERK

Approved as to Content:



 Adrian J. Smith, MCIP, RPP
 Director, Planning and Land
 Development Services

APPROVED AS TO FORM LAW DEPT. BRAMPTON	
CGV	
DATE	18/04/07

AMENDMENT NUMBER OP93- **279**
TO THE OFFICIAL PLAN OF THE
CITY OF BRAMPTON PLANNING AREA

1.0 Purpose:

The purpose of this amendment is to add a site-specific policy for the lands located at the north-east corner of Airport Road and Driver Road and designated "Business" in the Parkway Belt West Secondary Plan.

2.0 Location:

The lands subject to this amendment are located at the north-east corner of Airport Road and Driver Road. The subject lands have an approximate area of 1.1 hectares (2.6 acres). The subject lands are located in Part of Lot 15, Concession 7, Southern Division in the City of Brampton.

3.0 Amendments and Policies Relative Thereto:

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

- (1) by adding to the list of amendments pertaining to Secondary Plan Area Number 32: Parkway Belt West Industrial as set out in Part II: Secondary Plans, Amendment Number OP93- **279** .

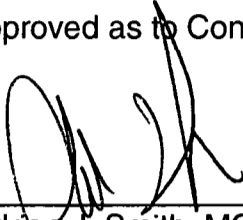
3.2 The portions of the document known as the 1984 Official Plan of the City of Brampton Planning Area which remain in force, as they relate to the Parkway Belt West Industrial Secondary Plan being Chapter 32 of Part IV - Secondary Plans, as amended) are hereby further amended:

- (1) by adding after section 4.2.7, the following:

"4.2.8 The lands located at the north-east corner of Airport Road and Driver Road having an area of approximately 1.1 hectares (2.6 acres) and designated for "Business" uses may also be used for "Mixed Commercial/Industrial" uses. The "Mixed Commercial/Industrial" uses are only permitted in conjunction with office uses. A minimum gross floor area of 1,394 square metres (15,000 square feet) shall be devoted to office uses. The entire portion of the building

facing Airport Road shall only be used for office uses and shall have a minimum height of two storeys. The site design of this property shall be developed in accordance with the criteria outlined in policy 4.2.4.”

Approved as to Content:

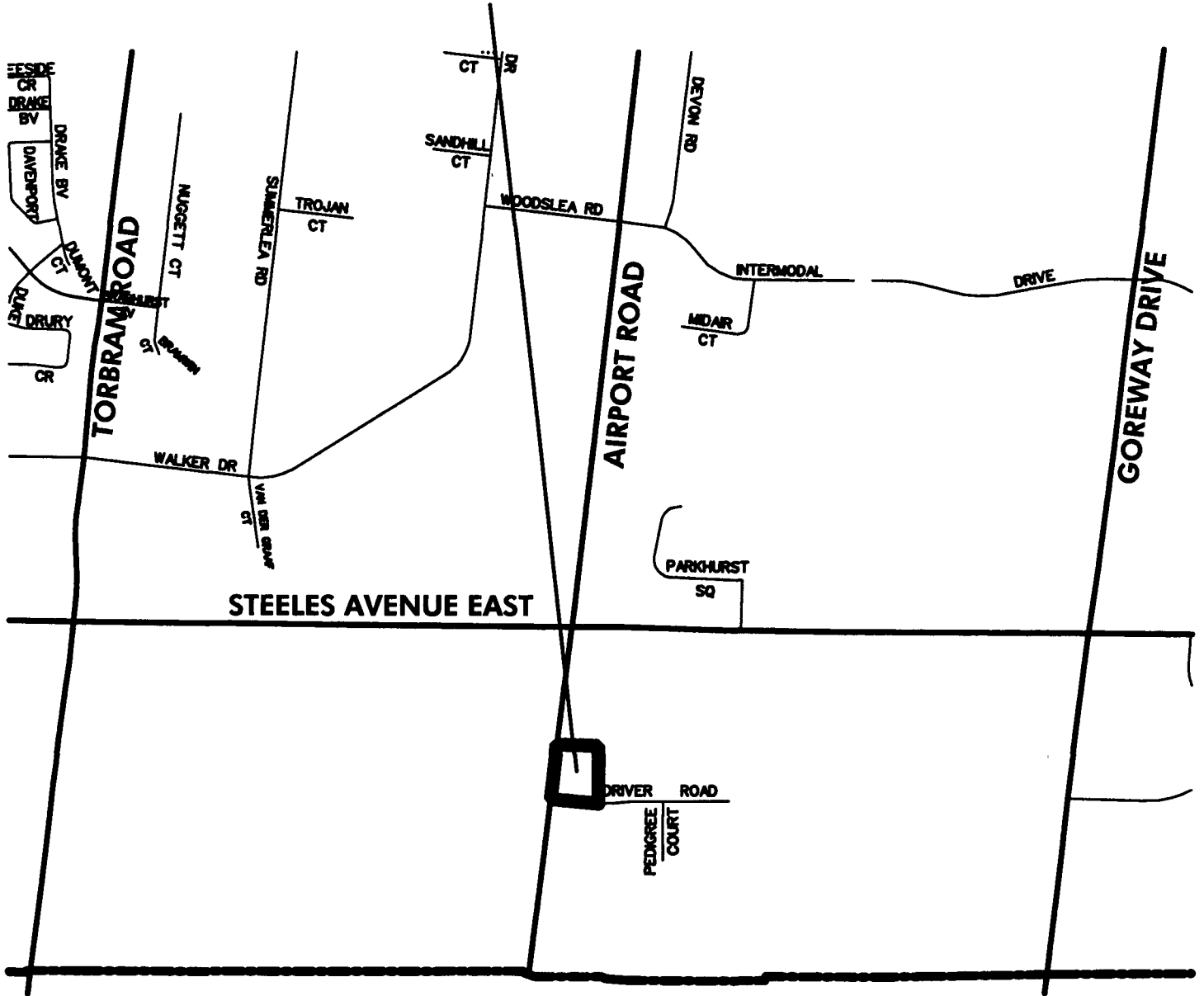


Adrian J. Smith, MCIP, RPP
Director, Planning and Land
Development Services

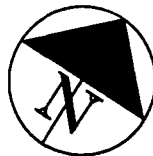
APPROVED AS TO FORM LAW DEPT. BRAMPTON		
DATE		

T7E15.20 OPA

SUBJECT LANDS



Key Map By-Law 136-2007



CITY OF BRAMPTON
 Planning, Design and Development

Date: 2006 12 20

Drawn by: CJK

File no. T7E15.20zkm

Map no. 82-11D

In the matter of the *Planning Act, R.S.O. 1990*, as amended, sections 17 and 34:

And in the matter of the City of Brampton By-law 136-2007 being a by-law to adopt Official Plan Amendment OP93-279 and By-law 137-2007 to amend Zoning By-law 270-2004 as amended – Westpen Properties Limited - File T7E15.20

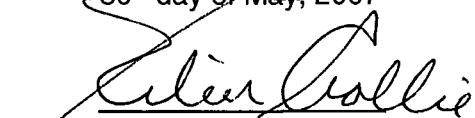
DECLARATION

I, Peter Fay, of the City of Mississauga, in the Region of Peel, hereby make oath and say as follows:

1. I am the Deputy Clerk of The Corporation of the City of Brampton and as such have knowledge of the matters herein declared:
2. By-law 136-2007 was passed by the Council of the Corporation of the City of Brampton at its meeting on the 25th day of April, 2007, to adopt Amendment Number OP93-279 to the 1993 Official Plan;
3. By-law 137-2007 was passed by the Council of the Corporation of the City of Brampton at its meeting held on the 25th day of April, 2007, to amend Zoning By-law 270-2004, as amended.
4. Written notice of By-law 136-2007 as required by section 17(23) and By-law 137-2007 as required by section 34(18) of the *Planning Act* was given on the 8th day of May, 2007, in the manner and in the form and to the persons and agencies prescribed by the *Planning Act, R.S.O. 1990* as amended.
5. No notice of appeal was filed under section 17(24) and section 34(19) of the *Planning Act* on or before the final date for filing objections.
6. In all other respect the Official Plan Amendment and Zoning By-law have been processed in accordance with all of the *Planning Act* requirements including regulations for notice.
7. OP93-279 is deemed to have come into effect on the 29th day of May, 2007, in accordance with Section 17(27) of the *Planning Act, R.S.O. 1990*, as amended.
8. Zoning By-law 137-2007 is deemed to have come into effect on the 25th day of April, 2007, in accordance with Section 34(19) of the *Planning Act, R.S.O. 1990*, as amended.

And I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the)
City of Brampton in the)
Region of Peel this)
30th day of May, 2007)


A Commissioner, etc.


Peter Fay

EILEEN MARGARET COLLIE, A Commissioner
etc., Regional Municipality of Peel for
The Corporation of The City of Brampton
Expires February 2, 2008.