



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 154 - 2025

To amend Comprehensive Zoning By-law 270-2004, as amended.

WHEREAS Glen Schnarr and Associates Inc. on behalf of 2437859 Ontario Inc. and 2758383 Ontario Inc. has submitted an application to amend Zoning By-law 270-2004, as amended, to permit the parking and storage of Oversized Motor Vehicles and Transport Trailers on lands described as Parts 1 on Plan 43R-35777; Part 2 Plan 43R-35777; Part 3 on Plan 43R-35777, Part 4 on Plan 43R-35777; Part 5 on Plan 43R-35777; and Part 6 on Plan 43R-35777 (municipally known as 0, 210 and 220 Sun Pac Boulevard) for a temporary period of not more than three years;

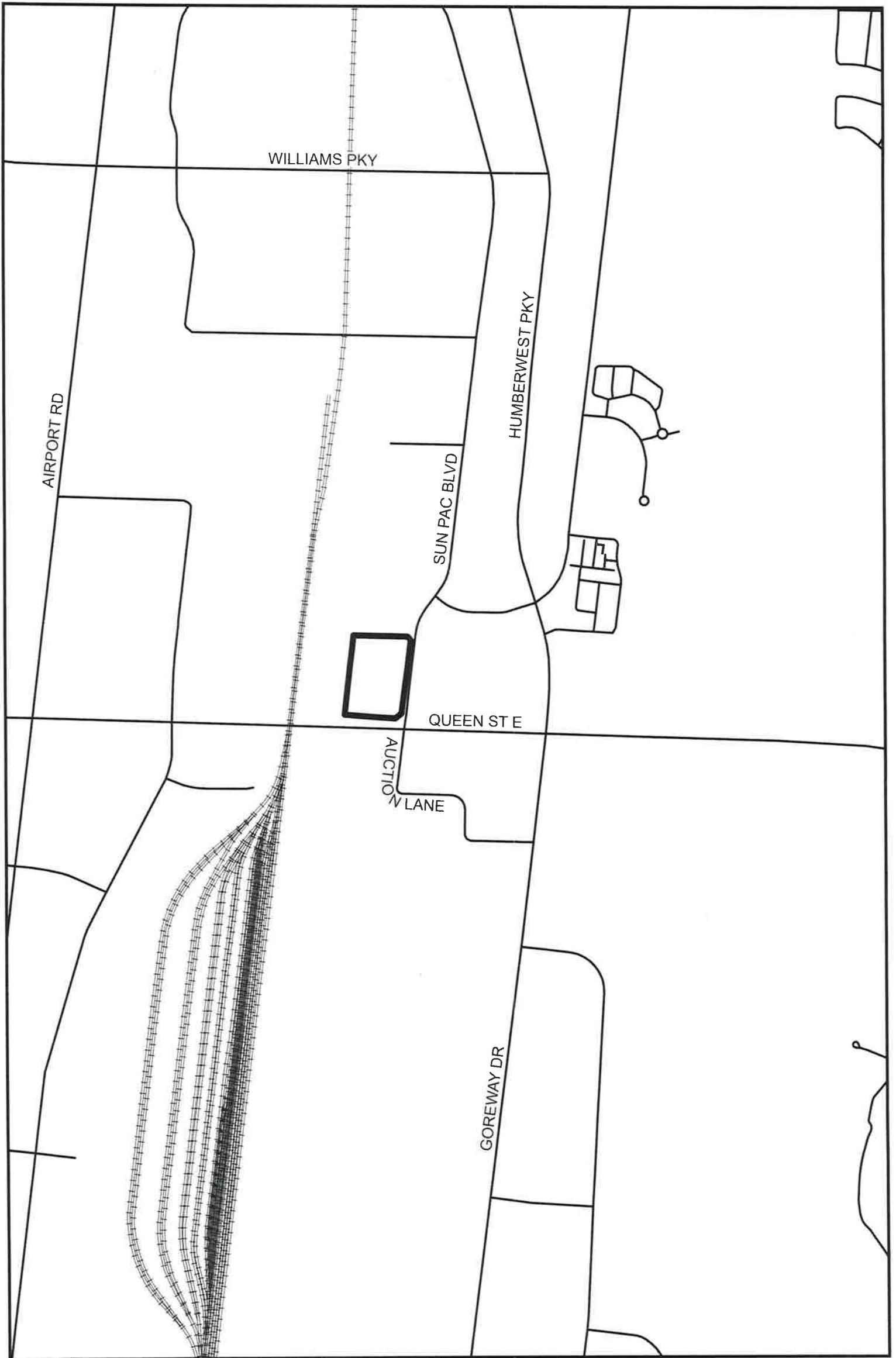
WHEREAS upon review of the foregoing, the Council of The Corporation of the City of Brampton has determined that the proposed amendment is desirable and appropriate for the temporary use of the subject property and will not negatively impact the underlying use permissions of the Service Commercial Zone; and,

AND WHEREAS pursuant to Section 39 of the *Planning Act*, R.S.O 1990, c. P.13, as amended, the council of a local municipality may, in a by-law passed under Section 34 of the *Planning Act*, authorize the temporary use of land, buildings or structures for any purpose set out therein that is otherwise prohibited by the by-law.

NOW THEREFORE 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, as amended, hereby ENACTS as follows:

1. Notwithstanding the requirements and restrictions of the Service Commercial (SC) zone and Special Sections 1643 and 1823 of Zoning By-Law 270-2004, as amended, the lands shown on Schedule 'A' hereto:
 - 1) May be used for the following purposes:
 - a. Outside storage of Oversized Motor Vehicles and Transport Trailers;
 - b. An accessory office including a mobile office trailer;
 - 2) Shall be subject to the following requirements and restrictions:
 - a. For the purpose of this temporary use, all lands outlined on Schedule 'A' to this Temporary Use By-law amendment shall be treated as one lot for the purpose of applying the provisions set out herein;
 - b. For the purpose of this temporary use, the lot line abutting Queen Street East shall be deemed to be the front lot line for the purpose of applying the provisions set out herein;

- c. Minimum Front Yard Depth: 24.0 metres including to the truck and trailer parking/storage areas;
 - d. Minimum Exterior Side Yard Width: 18.0 metres including to the truck and trailer parking/storage areas;
 - e. Minimum Interior Side Yard Width: 6.0 metres including to the truck and trailer parking/storage areas;
 - f. Minimum Rear Yard Depth: 0.0 metres including to the truck and trailer parking/storage areas;
 - g. Minimum Landscape Open Space:
 - i) Front Yard: 24.0 metre wide strip abutting the Front Lot Line, which shall include vegetation, fencing, and/or berming sufficient to screen the storage area from view from Queen Street East;
 - ii) Exterior Side Yard:
 - a. 18.0 metre wide strip abutting the Flankage Lot Line extending a minimum of 155.0 metres from the Front Lot Line, which shall include vegetation, fencing, and/or berming sufficient to screen the storage area from view from Sun Pac Boulevard; and
 - b. 10.0 metre wide strip abutting the Flankage Lot Line extending a minimum of 70.0 metres from the Rear Lot Line, except at approved driveway locations, which shall include vegetation, fencing, and/or berming sufficient to screen the storage area from view from Sun Pac Boulevard;
 - iii) Interior Side Yard: 3.0 metre wide strip abutting the Interior Side Lot Line, which shall include vegetation, fencing, and/or berming sufficient to screen the storage area from view from Sun Pac Boulevard;
 - iv) Rear Yard: 10.0 metre wide strip abutting the Rear Lot Line, extending a minimum of 70 metres from the Flankage Lot Line, which shall include vegetation, fencing and/or berming sufficient to screen the storage area from view from Sun Pac Boulevard;
 - h. Maximum number of Oversized Motor Vehicle and Transport Trailer parking spaces combined: 193;
 - i. Maximum height of Oversized Motor Vehicles and Transport Trailers: 4.15 metres;
 - j. All outside storage shall be screened from view of the street by any combination of landscaping and/or fencing;
2. Holding (H):
- 1) Until such time as the Holding (H) symbol is removed, the lands shall only be used in accordance with the SC-1643 Zone and the SC-1823 Zone.
 - 2) That the Holding (H) symbol shall not be lifted until such time as the following conditions have been fulfilled:
 - a. A site plan application for the temporary truck and trailer storage has been sufficiently advanced for approval and/or approved in principle to the satisfaction of the Commissioner of Planning, Building and Growth Management.



0 125 250 500
Metres

Subject Lands City Limit Street RAILWAYS



KEY MAP



0 10 20 30 40 50 60 70 80 90 100
Metres

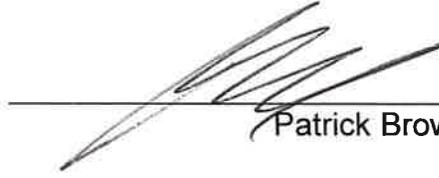
 Zoning Boundary  Parcel Fabric  Street



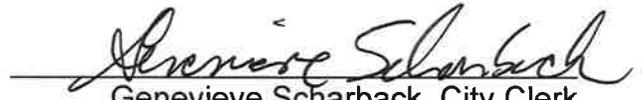
3. This Temporary Use Zoning By-law shall remain in effect until September 24, 2028, unless extended by further resolution of Council.

ENACTED and PASSED this 24 day of September, 2025.

Approved as to
form.
2025/August/28
M.Rea


Patrick Brown, Mayor

Approved as to
content.
2025/Aug/28
AAP


Genevieve Scharback, City Clerk

(OZS-2025-0025, Planning, Bld & Growth Mgt-2025-564)