

# ***THE CITY OF VAUGHAN***

# ***BY-LAW***

## **BY-LAW NUMBER 066-2016**

**A By-law to amend City of Vaughan By-law 1-88, as amended by By-laws 120-2012, 140-2012 and 34-2016.**

**WHEREAS** the matters herein set out are in conformity with the Official Plan of the Vaughan Planning Area, which is approved and in force at this time;

**AND WHEREAS** there has been no amendment to the Vaughan Official Plan adopted by Council but not approved at this time, with which the matters herein set out are not in conformity;

**NOW THEREFORE** The Council of the Corporation of the City of Vaughan **ENACTS AS FOLLOWS:**

1. That City of Vaughan By-law Number 1-88, as amended, be and it is hereby further amended by:
  - a) Deleting clause i) in Paragraph B), Exception 9(1376) and substituting therefor with the following:
    - “i) Subsection 4.22.3 and Schedule “A3” respecting the Minimum Lot Frontage in a RD3 Residential Detached Zone Three, and the Minimum Lot Frontage, Minimum Front Yard, Minimum Rear Yard and Minimum Interior Yard in a RD4 Residential Detached Zone Four;”
  - b) Deleting the sub-clauses ii), iv), iv) and mii) in Exception 9(1376) and substituting therefor the following sub-clauses:
    - “ii) The minimum lot frontage in a RD3 Residential Detached Zone Three shall be 11.96 m for Lot 20, and the minimum lot frontage in a RD4 Residential Detached Zone Four shall be 11.58 m for Lot 30, shown on Schedule “E-1504(A)”;
    - iv) The minimum interior yard in a RD4 Residential Detached Zone Four shall be 1.2 m on one interior side yard and either 0.6 m or 1.2 m on the other interior side yard, which may abut another interior side yard of 0.6 m or 1.2 m for a lot with a Lot Frontage of 9.2 m to 11.99 m and for a Lot Frontage (Corner Lot) of 12.7 m to 14.99 m. Specific Zone Notes 3 and 4 in Schedule “A3” shall apply where applicable;
    - iv) The minimum interior side yard in a RD4 Residential Detached Zone Four shall be 1.2 m on one interior side yard and either 0.6 m or 1.2 m on the other interior side yard, which may abut another interior side yard of 0.6 m or 1.2 m, for a lot or a corner lot with a Lot Frontage of 13 m to 19 m for Lots 1 to 7 inclusive, 13 to 16 inclusive, and 23 to 29 inclusive, and for a lot with a Lot Frontage of 11.58

for Lot 30, shown on Schedule “E-1504(A)”. Specific Zone Notes 3 and 4 in Schedule “A3” shall apply where applicable;

mii) The maximum interior garage width for a lot frontage of less than 11.99 m in a RD4 Residential Detached Zone shall be 5.5 m for Lots 11, 12, 20, 22 and 30, shown on Schedule “E-1504(A);”

c) Deleting Schedule “E-1504(A)” and substituting therefor the Schedule “E-1504(A)” attached hereto as Schedule “1”.

2. Schedule “1” shall be and hereby form part of this By-law.

Enacted by City of Vaughan Council this 17<sup>th</sup> day of May, 2016.

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Hon. Maurizio Bevilacqua, Mayor

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Jeffrey A. Abrams, City Clerk

### **SUMMARY TO BY-LAW 066-2016**

The lands subject to this By-law are located east of Huntington Road and north of Major Mackenzie Drive, in Part of Lots 21, 22 and 23, Concession 9, City of Vaughan.

The purpose of this By-law is to address the original requirement which was the "Lot Frontage of 9.2 m" and "Lot Frontage (Corner Lot) of 12.7 m" being inadvertently replaced as "Lot Frontage of 11.6 m" and Lot Frontage (Corner Lot) of 14.99 m" respectively, and for providing exceptions due to a survey establishing the lot frontage for Lot 30 as 11.58 m requiring exceptions to the minimum interior yards and maximum interior garage width.

These modification to the By-law are appropriate and compatible with the planned uses in Draft Approved Plan of Subdivision 19T-10V004, and with the planned, existing and permitted uses in the surrounding area. The proposed amendment constitutes an administrative correction to the City's Zoning By-law.