

*THE CITY OF VAUGHAN*

*BY-LAW*

**BY-LAW NUMBER 074-2014**

**A By-law to amend City of Vaughan By-law 1-88.**

**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) Adding the following sub-clause bii) to Exception 9(1377):
- “bii) The maximum building height shall be as follows:

<u>Lot</u>	<u>Maximum Building Height (m)</u>
1	9.94
2	9.66
3	9.75
4	9.66
5	9.92
6	10.12
7	9.98
8	10.08”

- b) Adding the following sub-clause civ) to Exception 9(1378):
- “civ) The maximum lot coverage and maximum building height shall be as follows:

<u>Lot</u>	<u>Maximum Lot Coverage (%)</u>	<u>Maximum Building Height (m)</u>
2		9.80
3		9.80
4		9.82
5		9.82
6		9.82
7		9.84
8		9.85
9		9.85
10		10.22
21		10.55
22		10.16
23		10.08

<u>Lot</u>	<u>Maximum Lot Coverage (%)</u>	<u>Maximum Building Height (m)</u>
24		9.85
25		9.75
26	37.06	9.80
27		9.75
36		10.21
37		10.11
38		9.99
42	40	
43	40	
44	40	
45	40	
46	37.70	
47		9.98
48	37.13	10.05
49	37.11	10.15
50	37.11	10.08
51	37.11	9.95
52	37.11	9.87
53		9.85
Block 54		10.55
Block 55		10.55
Block 56		10.55"

c) Adding the following sub-clause civ) to Exception 9(1379):

"civ) The maximum lot coverage and maximum building height shall be as follows:

<u>Lot</u>	<u>Maximum Lot Coverage (%)</u>	<u>Maximum Building Height (m)</u>
1		10.55
2		10.55
3		10.55
4	36.13	9.66
5	36.01	9.64
6	35.89	9.58
7		9.69
8		10
9		9.96
10		10.55
11		10.55
12		10.55
13		10.55
14		9.52
15		10.09
16	35.90	10.33
17	36.06	10.15
18		10.55
19		10.55
20		10.16

<u>Lot</u>	<u>Maximum Lot Coverage (%)</u>	<u>Maximum Building Height (m)</u>
21		10.24
22		10.55
23		10.55
24		10.55
25	36.06	10.55
26		10.55
27	36.06	9.77
28		9.54
29		10.55
30		10.55
31		9.95
32		9.79
33		10.55
34		10.55
35		9.94
36	40	9.97
37	40.70	9.97
38	38.37	10.55
39	38.55	10.55
40		10.55
41	35.96	9.90
42	41.53	9.94
44	38.38	9.97
45	38.39	10.15
46		10.55
47		10.55
48		10.55
49	40	10.50
50		10.55
Block 51		10.55
Block 52		10.55
Block 53		10.55"

d) Adding the following sub-clause eix) to Exception 9(1393):

“eix) The maximum lot coverage and maximum building height shall be as follows:

<u>Lot</u>	<u>Maximum Lot Coverage (%)</u>	<u>Maximum Building Height (m)</u>
9		10.55
10		10.55
11		10.55
12		10.55
13	38.28	
14	40	
15	40	
16	35.94	
21		10.55
22		10.55

<u>Lot</u>	<u>Maximum Lot Coverage (%)</u>	<u>Maximum Building Height (m)</u>
23		10.55
24		10.55
25		11.30
26		10.55
27		10.37
28		9.91
29	38.39	
30	39.56	
31	40	
32	39.43	
33	39.95	
34	40	
35	40	
36	40	
37	39.13	10.55
38	39.16	10.55
39	39.19	10.55
40		10.55
Block 41		10.50"

Enacted by City of Vaughan Council this 27<sup>th</sup> day of May, 2014.

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Hon. Maurizio Bevilacqua, Mayor

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Jeffrey A. Abrams, City Clerk

Authorized by Item No.13 of Report No. 14  
of the Committee of the Whole  
Adopted by Vaughan City Council on  
April 8, 2014.

### **SUMMARY TO BY-LAW 074-2014**

The lands subject to this By-law are located on the west side of Regional Road 27 and south of Kirby Road, being in Registered Plan 65M-4370 (Plan of Subdivision File 19T-08V05), Registered Plan 65M-4377 (Plan of Subdivision File 19T-08V04), Registered Plan 65M-4371 (Plan of Subdivision File 19T-03V02) and Draft Approved Plan of Subdivision File 19T-08V06 in Part of Lots 29 and 30, Concession 9, City of Vaughan.

The purpose of this By-law is to provide site-specific exceptions to increase the maximum lot coverage and building heights within the R1 Residential Zone for the subject lands to facilitate detached dwelling units within four Plans of Subdivisions.