

THE CITY OF VAUGHAN

BY-LAW

BY-LAW NUMBER 143-2016

A By-law to amend City of Vaughan By-law 1-88 as amended by By-law 48-2015.

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 Schedule “E-1546” and substituting therefor the Schedule “E-1546” attached hereto as Schedule “1”, thereby deleting the Holding Symbol “(H)”.
 - b) Deleting Key Map 9E and substituting therefor the Key Map 9E attached hereto as Schedule “2”, thereby removing the Holding Symbol “(H)” on the lands shown as “Subject Lands” on Schedule “E-1546; and effectively zoning the subject lands RD3 Residential Detached Zone Three, RD4 Residential Detached Zone Four and RS1 Residential Semi-Detached Zone One.
2. Schedules “1” and “2” shall be and hereby form part of this By-law.

Enacted by City of Vaughan Council this 20th day of September, 2016.

Hon. Maurizio Bevilacqua, Mayor

Jeffrey A. Abrams, City Clerk

SUMMARY TO BY-LAW 143-2016

The lands subject to this By-law are located north of Major Mackenzie Drive and east of Huntington Road, being Part of Lot 24, Concession 9, City of Vaughan; specifically being Lots 57 to 71 inclusive, and Blocks 81 to 92 inclusive, on approved Draft Plan of Subdivision 19T-10V005 (Pinestaff Developments Inc.).

The purpose of this by-law is to remove the Holding Symbol "(H)" from the subject lands, which are zoned RD3 Residential Detached Zone Three, RD4 Residential Detached Zone Four and RS1 Residential Semi-Detached Zone One, to facilitate the development of 22 detached dwelling units and 10 semi-detached dwelling units. The subject lands were originally zoned with the Holding Symbol "(H)" by By-law 48-2015, until such time that the following conditions were satisfied:

- i) That the Owner demonstrate for Lots 57 to 71 inclusive and Block 91 and 92, to the satisfaction of the Toronto and Region Conservation Authority (TRCA), that the realignment and enhancement of Tributary A have been implemented pursuant to TRCA approved plans and strategies; and,
- ii) That Blocks 81 to 92 inclusive be developed in conjunction with the adjacent lands to the south (being Plan of Subdivision File 19T-10V004).

The Holding Symbol "(H)" can be removed as the conditions respecting the holding provisions have been satisfied:

- i) The TRCA, in correspondence dated May 11, 2016, advised that they have no concerns with the removal of the Holding Symbol "(H)" on the subject lands as the buffer on the west side of the Tributary A corridor has been graded and stabilized pursuant to TRCA approved plans and strategies; and,
- ii) The adjacent lands to the south, being Plan of Subdivision File 19T-10V004 (Nashville Developments Inc.) were registered as Plan 65M-4421 on September 23, 2014.

Accordingly, the Holding Symbol "(H)" can be removed from Lots 57 to 71 inclusive and Blocks 81 to 92 inclusive. The remainder of the Lots will continue to be subject to the Holding Symbol "(H)".