

THE CITY OF VAUGHAN

BY-LAW

BY-LAW NUMBER 201-2026

A By-law to amend By-law 144-2018, as amended, to grant staff authority to cancel certain pending title restriction applications and issue refunds if applicable; and update the maximum number of model homes that can be addressed in model home agreements executed by staff.

WHEREAS section 23.1(1) of the *Municipal Act, 2001*, S.O. 2001, c. 25, as amended, authorizes a municipality to delegate administrative powers and duties subject to certain restrictions;

AND WHEREAS the Council of The Corporation of the City of Vaughan has recognized the need to delegate authority to staff and has enacted By-law 144-2018;

AND WHEREAS the Council of The Corporation of the City of Vaughan finds it desirable to grant new authority to staff and amend existing authority to improve daily business;

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

1. THAT Schedule “A” of By-law 144-2018, as amended, be further amended by deleting Item 4 and adding Items 3.1 and 4 under the heading “Land Development Agreements” as set out in Schedule “A” to this By-law.

Voted in favour by City of Vaughan Council this 29th day of September 2026.

Steven Del Duca, Mayor

Todd Coles, City Clerk

Authorized by Item No. 9 of Report No. 31 of the Committee of the Whole Report adopted by Vaughan City Council on September 29, 2026.
City Council voted in favour of this by-law on September 29, 2026.
Approved by Mayoral Decision MDC 010-2026 dated September 29, 2026.
Effective Date of By-Law: September 29, 2026

SCHEDULE "A"
DELEGATED AUTHORITY

DELEGATED AUTHORITY	DELEGATE	CONDITIONS/RESTRICTIONS	LEGISLATIVE AUTHORITY	DURATION
LAND DEVELOPMENT AGREEMENTS				
3.1 Cancel incomplete or abandoned title restriction requests left pending following notification by the city to address missing requirements or resolution of outstanding deficiencies. Issue refunds, where applicable, less any cost recovery up to the date of cancellation. Cancel title restriction requests left pending beyond real estate transaction closing date, without refund or further notification by the City.	Deputy City Manager, Infrastructure Development or designate		<i>Municipal Act, 2001, S.O. 2001, C.25, as amended, sections 23.1, 23.2(2)</i> <i>Planning Act, R.S.O. 1990, c.P.13</i>	At all times.
4. Execute Model Home Agreements, substantially in the City's standard form, and any amendments thereto.	Deputy City Manager, Infrastructure Development or designate	Provided that all required financial guarantees, letters of credit, and charges are filed with and/or paid to the City upon execution of the agreement; that fire protection is established to the satisfaction of the Fire and Rescue Services Department; and any necessary municipal services are available. The delegated authority is limited to the maximum allowable units as allowed in the Comprehensive Zoning Bylaw, as amended or as adopted by Council on a site-specific basis.	<i>Municipal Act, 2001, S.O. 2001, C.25, as amended, sections 23.1, 23.2(2)</i> <i>Planning Act, R.S.O. 1990, c.P.13</i>	At all times.