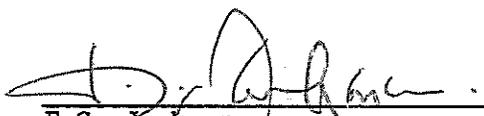


I, F.G. JACKMAN, Acting Deputy Town Clerk of The Corporation of the Town of Vaughan in the Regional Municipality of York, do hereby certify that the attached is a true copy of Amendment Number 336 to the Official Plan of the Vaughan Planning Area which was approved, without modification, on the 18th day of July, 1990.


F.G. Jackman
Acting Deputy Town Clerk
Town of Vaughan

DATED at the Town of Vaughan
this 25th day of July, 1990.



THE TOWN OF VAUGHAN BY-LAW

BY-LAW NUMBER 43-90

A By-law to adopt Amendment Number 336 to the Official Plan of the Vaughan Planning Area.

The Council of The Corporation of the Town of Vaughan ENACTS AS FOLLOWS:

1. THAT the attached Amendment Number 336 to the Official Plan of the Vaughan Planning Area, consisting of the attached text, and Schedule "1" is hereby adopted.
2. AND THAT the Town Clerk is hereby authorized and directed to make application to the Ministry of Municipal Affairs for approval of the aforementioned Amendment Number 336 to the Official Plan of the Vaughan Planning Area.
3. AND THAT this By-law shall come into force and take effect on the day of the final passing thereof.

READ a FIRST and SECOND time this 6th day of February, 1990.

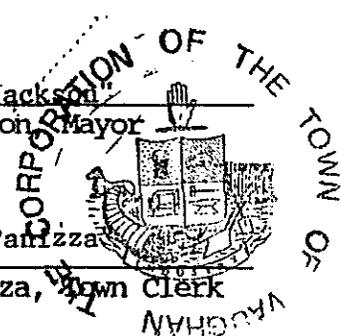
"L.D. Jackson"
L.D. Jackson, Mayor

"R.A. Panizza"
R.A. Panizza, Town Clerk

READ a THIRD time and finally passed this 6th day of February, 1990.

"L.D. Jackson"
L.D. Jackson, Mayor

"R.A. Panizza"
R.A. Panizza, Town Clerk



**AMENDMENT NUMBER 336
TO THE OFFICIAL PLAN
OF THE VAUGHAN PLANNING AREA**

The following text and Schedule "1" entitled "Schedule 1 to Amendment No. 336" constitute Amendment Number 336 of the Official Plan of the Vaughan Planning Area.

Also attached hereto but not constituting part of the Amendment are Appendices I and II.

Feb 2/90
LEGAL
APPROVED
CONTENTS
FORM
PL

I PURPOSE

The purpose of this Amendment is to amend Official Plan Amendment Number 107 to the Official Plan of the Vaughan Planning Area (Vaughan-400 Industrial Estates) in order to allow for a restaurant use on lands designated "Industrial".

II LOCATION

The lands subject to this Amendment are comprised of Block 14, Plan 65M-2532, and are municipally known as 7941 Jane Street. The lands are located on the east side of Jane Street, north of Highway #7, in Lot 7, Concession 4, Town of Vaughan. The lands, hereinafter referred to as the "Subject Lands", are shown as "Area Subject to Amendment No. 336" on Schedule "1" attached hereto.

III BASIS

The decision to amend the Official Plan is based on the following considerations:

1. The subject lands are designated "Industrial" by OPA #107, as amended, and the predominant use of the land in areas so designated shall be for industrial purposes. The proposed restaurant is a commercial use not permitted by the "Industrial" provisions of the plan, and, therefore, an amendment to the Official Plan is required.
2. At the October 25, 1989, public hearing meeting Vaughan Council considered the Official Plan and Zoning By-law Amendment applications submitted to permit a restaurant on the subject lands. At that meeting, Council approved the applications.

IV DETAILS OF THE ACTUAL AMENDMENT AND POLICIES RELATIVE THERETO

Amendment Number 107 to the Official Plan of the Vaughan Planning Area is hereby amended by adding the following subparagraph to Paragraph 2.2.1:

- "2.2.1 (e) Notwithstanding the provisions of paragraph 2.2.1(c), on the lands subject to Official Plan Amendment No. 336, located on the east side of Jane Street,

north of Highway #7, being Block 14, Plan 65M-2532, one restaurant may be permitted, provided its gross floor area shall not exceed 371.6 sq.m and provided that an easement is obtained by consent of the Committee of Adjustment which shall be registered on the title of the adjacent lands to the north (Block 13, Plan 65M-2532) to provide 49 parking spaces for the use by said restaurant.

V IMPLEMENTATION

It is intended that the policies of the Official Plan of the Vaughan Planning Area pertaining to the subject lands shall be implemented through an amendment to the Vaughan Zoning By-law.

VI INTERPRETATION

The provisions of Official Plan of the Vaughan Planning Area as amended from time to time regarding the interpretation of that Plan shall apply with respect to this Amendment.

APPENDIX I

The subject lands are located on the east side of Jane Street, north of Highway #7, being Block 14, Plan M-2532, municipally known as 7941 Jane Street in Lot 7, Concession 4 in the Town of Vaughan.

The Official Plan Policies of OPA #107 do not permit restaurant uses outside of those areas designated "Service Commercial".

This amendment provides an exception to the industrial area policies contained in OPA #107 to permit a 371.6 sq.m restaurant within the industrial building on this property. The Amendment also requires that an easement be registered on title of the lands to the north to provide additional parking spaces for the restaurant use on the subject lands.

Vaughan Council at its October 25, 1989, Public Hearing resolved:

THAT Official Plan Amendment application OP.43.89 and Zoning By-law Amendment application Z.86.89 (Rocar Construction and Ringwell Contractors), BE APPROVED, subject to standard conditions being set by Planning Staff;

AND THAT Staff ensure that this restaurant is not a fast food or take-out restaurant but that it is a sit-down restaurant;

AND FURTHER THAT prior to passage of the by-law Staff have assurances that an agreement is registered on title with respect to adequate parking spaces for this restaurant.

SUBJECT LANDS

OFFICIAL PLAN AMENDMENT NO. 336

TOWN OF VAUGHAN

LEGEND



AREA SUBJECT TO O.P.A. No 336

DATE :

SCALE :

