

THE CORPORATION OF THE CITY OF VAUGHAN

IN THE MATTER OF Section 17(28) of
the Planning Act, RSO 1990, c.P.13

and

IN THE MATTER OF Amendment Number 697
to the Official Plan of the Vaughan Planning Area

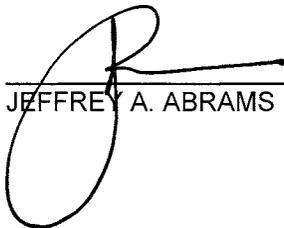
I, **JEFFREY A. ABRAMS**, of the City of Toronto, **MAKE OATH AND SAY:**

1. **THAT** I am the City Clerk of the Corporation of the City of Vaughan and as such, have knowledge of the matters hereinafter deposed to.
2. **THAT** Official Plan Amendment Number 697 was adopted by the Council of the Corporation of the City of Vaughan on the 26th day of May, 2009, and written notice was given on the 4th day of June, 2009 in the manner and form and to the persons and public bodies that requested notification of the adoption, pursuant to Subsection 17(23) of the Planning Act, RSO 1990, as amended.
3. **THAT** no notice of appeal setting out an objection to Official Plan Amendment Number 697 was filed with me within twenty (20) days from the date of written notice of the adoption of the amendment.
4. **THAT** Official Plan Amendment Number 697 is deemed to have come into effect on the 25th day of June, 2009, in accordance with Subsection 17(27) of the Planning Act, RSO 1990, as amended.

SWORN BEFORE ME in the City)
of Vaughan, in the Regional)
Municipality of York, this)
25th day of June, 2009.)

A Commissioner, etc.

JOSEPH ANTHONY VINCENT CHIARELLI,
a Commissioner, etc.,
Regional Municipality of York,
for The Corporation of the City of Vaughan.
Expires May 13, 2012



JEFFREY A. ABRAMS

THE CITY OF VAUGHAN

BY-LAW

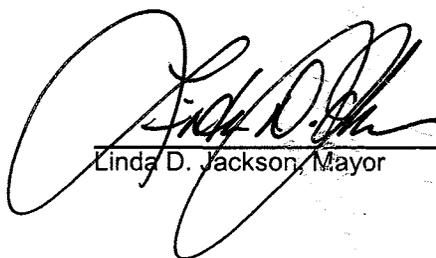
BY-LAW NUMBER 109-2009

A By-law to adopt Amendment Number 697 to the Official Plan of the Vaughan Planning Area.

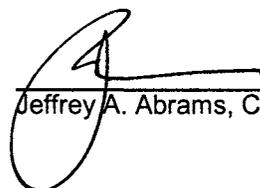
NOW THEREFORE the Council of the Corporation of the City of Vaughan ENACTS AS FOLLOWS:

1. THAT the attached Amendment Number 697 to the Official Plan of the Vaughan Planning Area, consisting of the attached text is hereby adopted.
2. AND THAT this By-law shall come into force and take effect the day after the last day for filing a notice of appeal.

READ a FIRST, SECOND and THIRD time and finally passed this 26th day of May, 2009.



Linda D. Jackson, Mayor



Jeffrey A. Abrams, City Clerk

**AMENDMENT NUMBER 697
TO THE OFFICIAL PLAN
OF THE VAUGHAN PLANNING AREA**

The following text to Amendment Number 697 to the Official Plan of the Vaughan Planning Area.

Also attached hereto but not constituting part of the Amendment is Appendix "I".

I PURPOSE

The purpose of this Amendment to the Official Plan is to amend the provisions of the Official Plan of the Vaughan Planning Area respecting Amendment No. 478, by deleting the text in Section 4.b) and 4.b)ii), and replacing it with policies that will increase the required minimum public notification area from 120 m to 150 m.

II LOCATION

This Amendment applies to all of the lands within the corporate boundaries of the City of Vaughan, being a general amendment to the Official Plan of the Vaughan Planning Area.

III BASIS

The decision to amend the Official Plan to increase the minimum public notification area from 120 m to 150 m is based on the following considerations:

1. Amendment No. 248 was approved by Vaughan Council in 1987, which incorporated the requirements of the *Planning Act* into the Vaughan Official Plan, specifically to include policies respecting the notification of the public in respect to planning applications requiring a statutory public meeting. OPA No. 248 was amended by OPA No. 478 in November 1996 by deleting and replacing all of the text to implement changes as a result of amendments to the *Planning Act* at the time.

The purpose of this Official Plan Amendment is to increase the minimum public notification area for planning applications requiring a public meeting above and beyond the requirements in the *Planning Act* from 120 m to 150 m, in an effort to further engage the public participation in the planning process.

2. Having received a statutory Public Hearing held on March 31, 2009, on June 15, 2009, Vaughan Council adopted the following resolution:

“THAT Official Plan Amendment File 12.29 (City of Vaughan) BE APPROVED, to amend Official Plan Amendment #478, to increase the minimum public notification area from 120 m to 150 m for planning applications requiring a public meeting.”

IV DETAILS OF THE AMENDMENT AND POLICIES RELATIVE THERETO

Amendment No. 478 to the Official Plan of the Vaughan Planning Area, is hereby amended by:

1. Deleting Section 4.b) and substituting therefor with the following:

“b) prepaid first class mail or personal service to every owner of land within 150 m of the area to which the proposal applies, as shown on the last revised assessment roll of the municipality at the address shown on the roll, except:”

2. Deleting Section 4.b) ii), and substituting therefor with the following:

“b)ii) where there is a condominium development within 150 m, notice may be given to the condominium corporation, according to its most recent address for service or mailing address as registered under Section 3 of the Condominium Act.”

V IMPLEMENTATION

It is intended that the policies of the Official Plan of the Vaughan Planning Area pertaining to this Amendment will be implemented by way of an amendment to City of Vaughan public notification policies.

VI INTERPRETATION

The provisions of the 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

This Amendment applies to all of the lands within the corporate boundaries of the City of Vaughan, being a general amendment to the Official Plan of the Vaughan Planning Area. On May 12, 2009, the Committee of the whole adopted recommendations to improve the public notification process for planning applications requiring a public meeting, more specifically, a City-initiated amendment to Official Plan Amendment #478.

On May 26, 2009, Council considered the following motion (in part):

"The Commissioner of Planning recommends:

1. THAT Public Meeting Notification for Planning Applications Report for File 12.29 (City of Vaughan) BE APPROVED, to:
 - a) amend OPA #248 as amended by OPA #478, specifically to increase the minimum public notification area for planning applications requiring a public meeting from 120 m to 150 m; and,
 - b) to amend Zoning By-law 1-88, specifically to permit a temporary sales office for the sale of or the taking of reservations for the purchase of residential units in a residential apartment condominium building, only when the zoning is in place, by adding the following wording to the end of Section 3.25 "TEMPORARY SALES OFFICE" in Zoning By-law 1-88:

"In addition to the above, Temporary Sales Offices shall not be permitted in any freestanding or multi-unit building or structure, which is intended for the purpose of selling or the taking of reservations for the purchase of residential units in a residential apartment condominium building, unless the Zoning for the development, within which the units to be sold are located, is in full force and effect."

This Official Plan Amendment increases the public notification area from 120 m to 150 m.