

# ***THE CITY OF VAUGHAN***

# ***BY-LAW***

## **BY-LAW NUMBER 135-2022**

**A By-law to amend City of Vaughan By-law 001-2021.**

**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 001-2021, as amended, be and it is hereby further amended by:
  - a) Amending Part 14.0 “Exception Zones” by adding the following to Subsection 14.1073.1.1.:

“e. Maximum of one (1) Motor Vehicle Sales with no outside storage”
  - b) Amending Part 14.0 “Exception Zones” by deleting Subsection 14.1073.2.1.b. and replacing with the following:

“b. A landscape strip with a minimum width of 2.8 m shall be provided abutting Jevlan Drive.”
  - c) Amending Part 14.0 “Exception Zones” by adding the following clause after clause c. to Subsection 14.1073.2.1 in alphabetical sequence:

“d. The minimum ground floor height shall be 3.6 m.

e. The maximum hard landscape encroachment shall be up to 0 m from any interior side lot line.

f. Parking spaces may be located in the front yard (facing Weston Road).

g. A minimum of 1 Type B Loading Space shall be required.

h. The maximum parking requirement shall be 6.09 spaces per 100 m<sup>2</sup>

for a Motor Vehicle Sales use.

i. The Build-to Zone requirements shall not apply.

d) Deleting Figure “E-1578” and substituting therefor Figure “E-1578” attached hereto as Schedule “1”.

2. Schedule “1” shall be and hereby form part of this By-law.

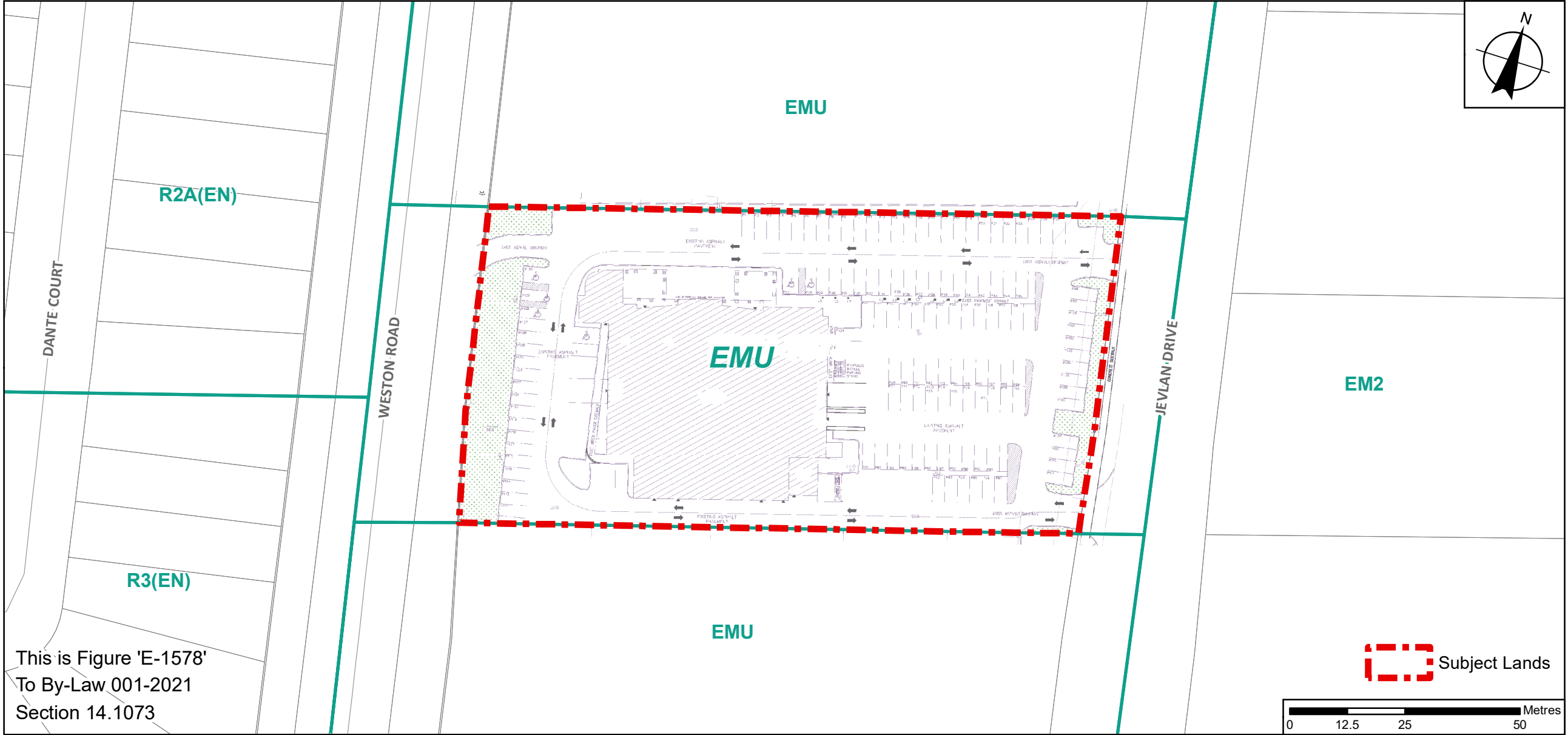
Enacted by City of Vaughan Council this 28<sup>th</sup> day of June, 2022.

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Hon. Maurizio Bevilacqua, Mayor

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Todd Coles, City Clerk



**File:** Z.22.002  
**Location:** Part of Lot 10, Concession 5  
8311 Weston Road  
**Applicant:** Tonlu Holdings Limited  
**City of Vaughan**

This is Schedule '1'  
To By-Law 135-2022  
Passed the 28th Day of June, 2022

Signing Officers

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

### **SUMMARY TO BY-LAW 135-2022**

The lands subject to this By-law are located east of Weston Road and south of Langstaff Road and is municipally known as 8311 Weston Road, City of Vaughan.

The purpose of this by-law is to amend site-specific Exception 14.1073 to add a maximum of one (1) Motor Vehicle Sales as a permitted use with no outside storage and to provide for site-specific development standards including exceptions to the minimum ground floor height, landscape strip, location of and maximum parking requirements, encroachments, build-to zones, and loading space requirements.



Location Map  
To By-Law 135-2022

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Subject Lands