

THE CITY OF VAUGHAN

BY-LAW

BY-LAW NUMBER 136-2022

A By-law to amend City of Vaughan By-law 1-88.

WHEREAS there has been an amendment to the Vaughan Official Plan adopted by Council but not approved at this time, with which the matters herein set out are 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) Adding the following to Exception Paragraph 9(1392):

“D. Notwithstanding the provisions of:

 - a) Section 3.8 respecting Parking Requirements;
 - b) Section 5.6 respecting permitted uses in the “C5 Community Commercial Zone”;
 - c) Section 6.3.2. regarding Outside Storage, and;
 - d) Schedule “A” of the “C5 Community Commercial Zone” respecting maximum lot coverage

The following provisions shall apply to the Lands shown as “Subject Lands” on Schedule “E-1519B”:

- ai) The parking rate shall be 0.94 spaces per 100 m² for the warehouse use and 2.8 spaces per 100 m² for the accessory office use;
- bi) The following additional uses shall be permitted:
 - Warehouse
 - Accessory office
 - Accessory outside storage of 30 truck trailers with or without truck cabs or wheels and only in the location shown on “E-1519B”
- ci) Outside storage shall be permitted between the main wall of the

building and a street line, and shall be no closer than 11.0 metres to any street line;

- cii) The outside storage area shall only be screened with appropriate landscaping which shall include coniferous trees with a minimum height of 2.0 metres and deciduous trees that retain their leaves and are 80 – 90 mm in caliper. No fence or enclosure shall be required.
- ciii) Outside storage shall be permitted on a corner lot
- civ) Truck trailers with attached truck cabs, with or without wheels shall not exceed 4.15 m in height
- di) The maximum lot coverage shall be 50%

b) Adding Schedule “E-1519B” attached hereto as Schedule “1”.

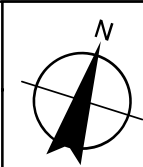
c) Deleting Key Map 9B and substituting therefor the Key Map 9B attached hereto as Schedule “2”.

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

Enacted by City of Vaughan Council this 28th day of June, 2022.

Hon. Maurizio Bevilacqua, Mayor

Todd Coles, City Clerk

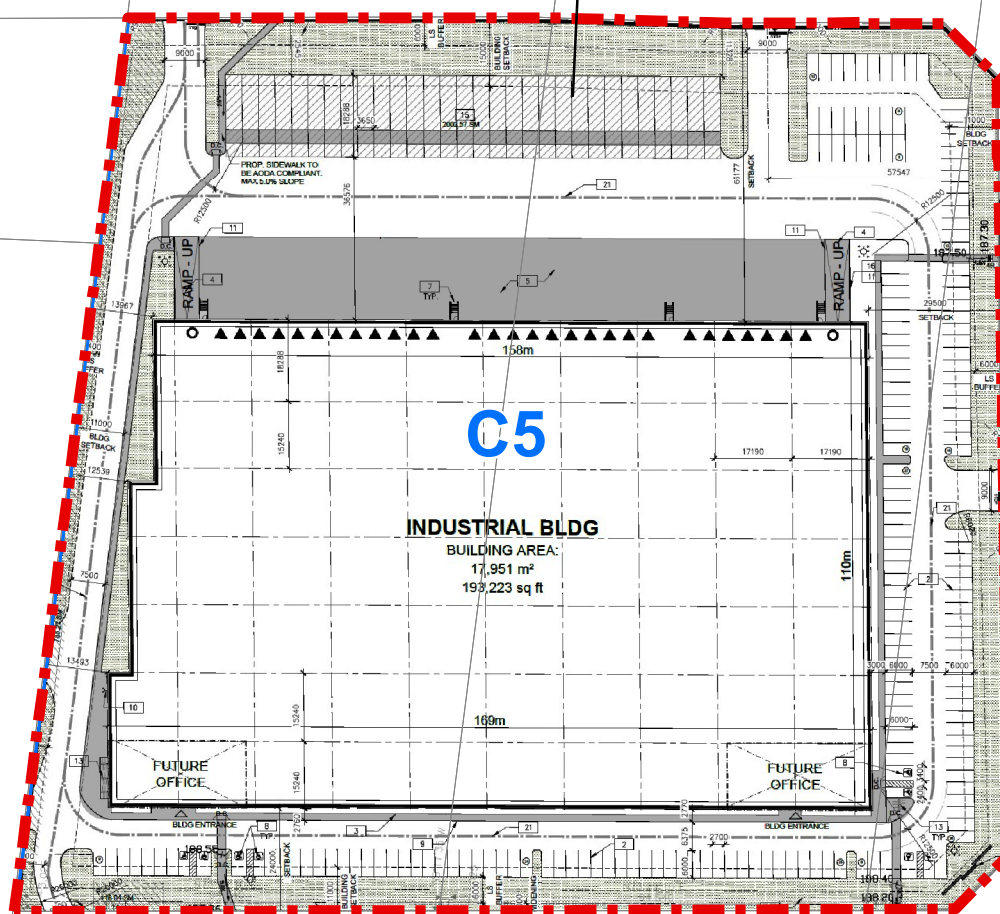


OUTSIDE STORAGE AREA
FOR 30 TRUCK TRAILER
PARKING, WITH OR WITHOUT
TRUCK CABS OR WHEELS

RUNWAY ROAD

MOTION COURT

NEW HUNTINGTON ROAD



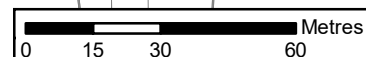
HIGHWAY-7

GIBRALTAR ROAD

This is Schedule 'E-1519B'
To By-Law 1-88
Section 9(1392)



Subject Lands



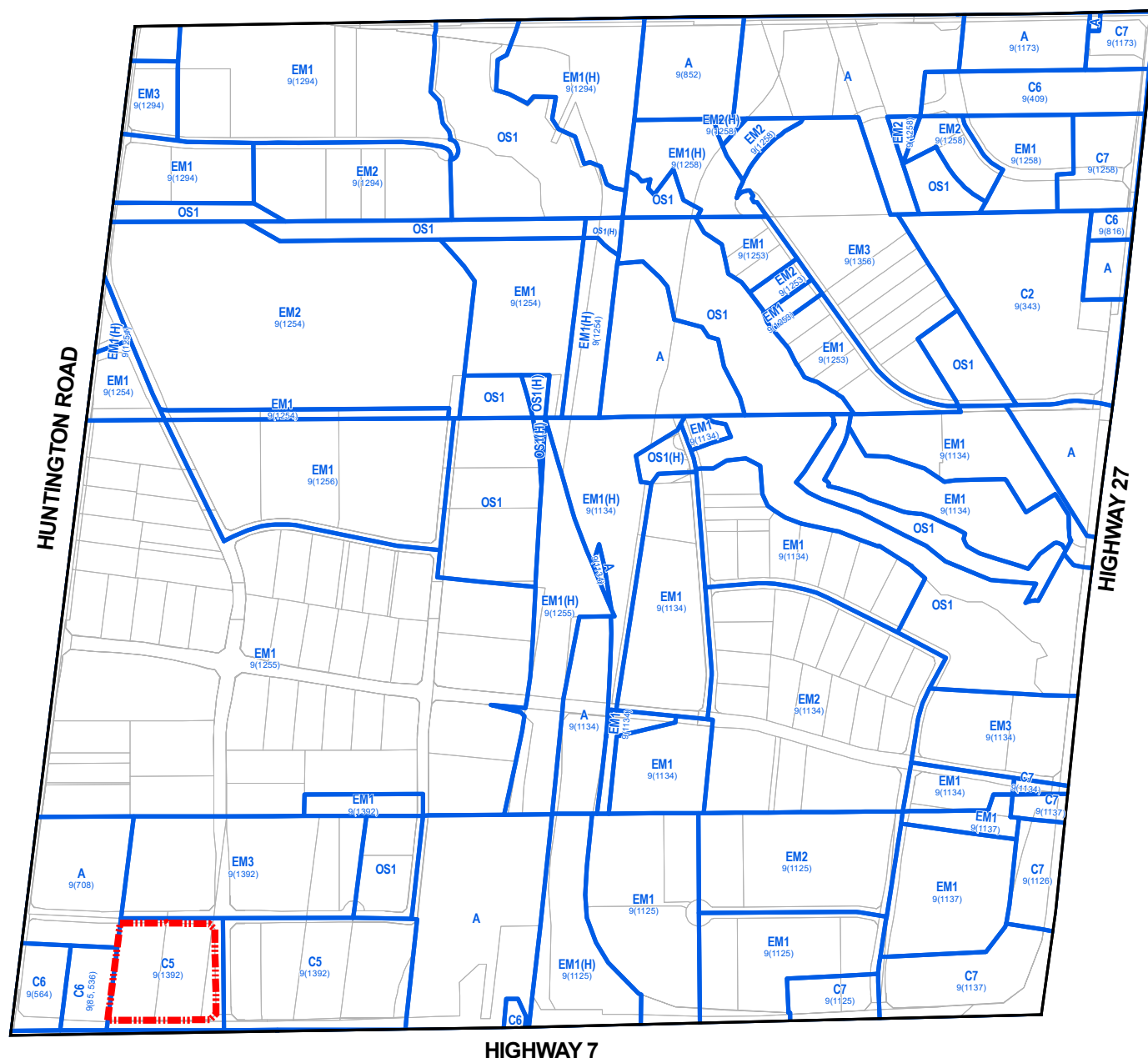
This is Schedule '1'
To By-Law 136-2022
Passed the 28th Day of June, 2022

File: Z.21.037
Related File: OP.21.018
Location: Part of Lot 6, Concession 9
Applicant: Seven 427 Developments Inc.
City of Vaughan

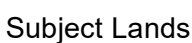
Signing Officers

Mayor

Clerk

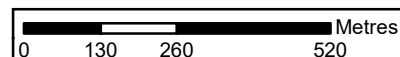


HIGHWAY 7



KEY MAP 9B

BY-LAW NO. 1-88



THIS IS SCHEDULE '2'
TO BY-LAW 136-2022
PASSED THE 28TH DAY OF JUNE, 2022

FILE: Z.21.037

RELATED FILE: OP.21.018

LOCATION: PART OF LOT 6, CONCESSION 9

APPLICANT: SEVEN 427 DEVELOPMENTS INC.

CITY OF VAUGHAN

SIGNING OFFICERS

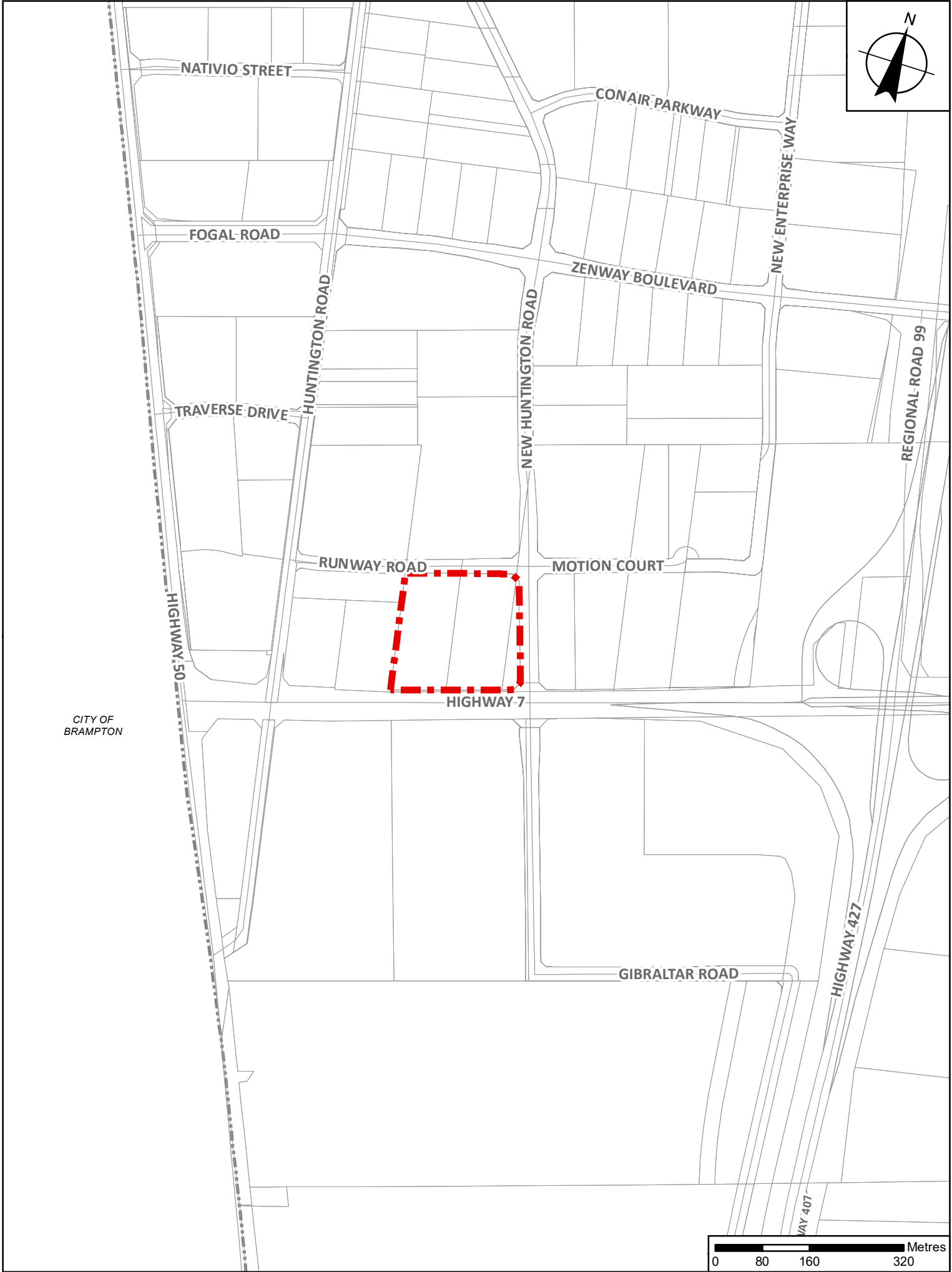
MAYOR

CLERK

SUMMARY TO BY-LAW 136-2022

The lands subject to this By-law are located on the north side of Highway 7, west of New Huntington Road, being Part of Lot 6, Concession 9, in the City of Vaughan.

The purpose of this by-law is to permit site-specific exceptions to parking, permitted uses, outside storage and lot coverage within the “C5 Community Commercial Zone” for the Subject Lands, to permit the development of a one-storey employment building with accessory office and accessory outside storage.



Location Map
To By-Law 136-2022

File: Z.21.037
Related File: OP.21.018
Location: Part of Lot 6, Concession 9
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Subject Lands