

THE CITY OF VAUGHAN

BY-LAW

BY-LAW NUMBER 073-2023

A By-law to amend City of Vaughan By-law 001-2021, as amended.

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) Rezoning the lands shown as “Subject Lands” on Schedule ‘1’ attached hereto from A Agriculture Zone, EP-ORM Environmental Protection Zone with the Oak Ridges Moraine suffix, and RE(EN) Estate Residential Zone with the Existing Neighbourhood suffix to A-ORM Agriculture Zone with the Oak Ridges Moraine suffix, EP-ORM Environmental Protection Zone with the Oak Ridges Moraine suffix, and RE(EN) Estate Residential Zone with the Existing Neighbourhood suffix in the manner shown on the said Schedule ‘1’.
 - b) Deleting the “Legal Description” in Exception 14.825 and replacing it with the following:

“Municipal Address: 10987-11201 Dufferin Street, 11200 Bathurst Street, 609-635 Woodland Acres Crescent, 888-1000 Teston Road.”
 - c) Deleting Figure E-1301 in Exception 14.825 and replacing it with Figure E- 1301 attached hereto as Schedule ‘2’.
 - d) Deleting Figure E-610 in Exception 14.325 and replacing it with Figure E-610 attached hereto as Schedule ‘3’.

- e) Adding a new Part 14 Exception Zone with a new Subsection, being Subsection 14.1136, as follows:

Exception Number 14.1136	Municipal Address: 1136 and 1190 Teston Road
Applicable Parent Zone: A-ORM, EP-ORM, RE(EN)	
Schedule A Reference: 209, 210	
By-law 242-2003	
14.1136.1 Other Provisions	
<p>1. The following use and definition shall apply to the lands zoned A-ORM Agriculture Zone with the Oak Ridges Moraine suffix, as shown on Figure E-1694:</p> <p>a. Retirement Home means a <u>building</u> in which,</p> <ul style="list-style-type: none"> i. accommodation is provided, mainly for retired persons; ii. common kitchen and dining facilities are provided for the residents; and iii. common lounges, recreation rooms and health care facilities may also be provided for the residents. 	
14.1136.2 Figures	
Figure E-1694	

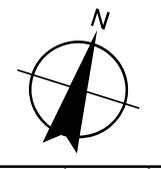
- f) Adding a new Figure E-1694 in Exception 14.1136 attached hereto as Schedule '1'.
- g) Deleting Maps 209 and 210 in Schedule A and substituting therefor Maps 209 and 210 attached hereto as Schedules '4' and '5', respectively.
- h) Schedules '1', '2', '3', '4' and '5' shall be and hereby form part of this By-law.

Enacted by City of Vaughan Council this 20th day of June, 2023.

Steven Del Duca, Mayor

Todd Coles, City Clerk

Authorized by Item No. 9 of Report No. 46
of Committee of the Whole
Adopted by Vaughan City Council on
October 20, 2021.



HUNTERWOOD CHASE

GERMANA PLACE

DUFFERIN STREET

QUAIL-RUN BOULEVARD

DEW DROP COURT

SAUL COURT

EP-ORM

A-ORM

RE(EN)

RE(EN)

TESTON ROAD

VIA ROMANO BOULEVARD

VANDA DRIVE

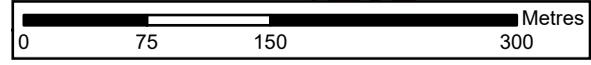
SWEET VALERIE COURT

LITTLE MARCO COURT

This is Figure 'E-1694'
To By-Law 001-2021
Section 14.1136



Subject Lands

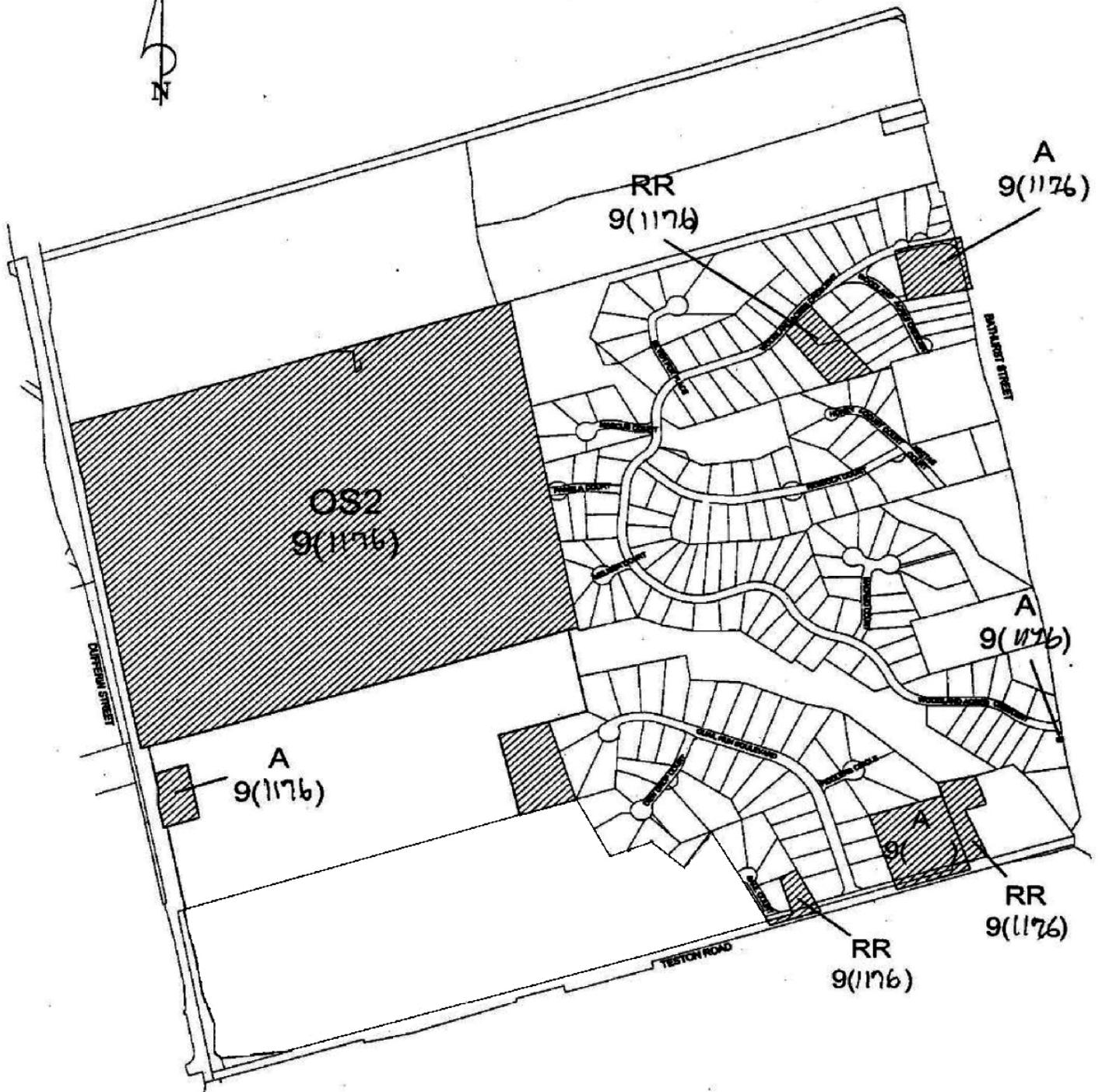


This is Schedule '1'
To By-Law 073-2023
Passed the 20TH Day of JUNE, 2023

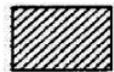
Signing Officers

Mayor

Clerk



SUBJECT LANDS



NOT TO SCALE

This is Schedule '2'
To By-Law 073-2023
Passed the 20TH Day of JUNE, 2023

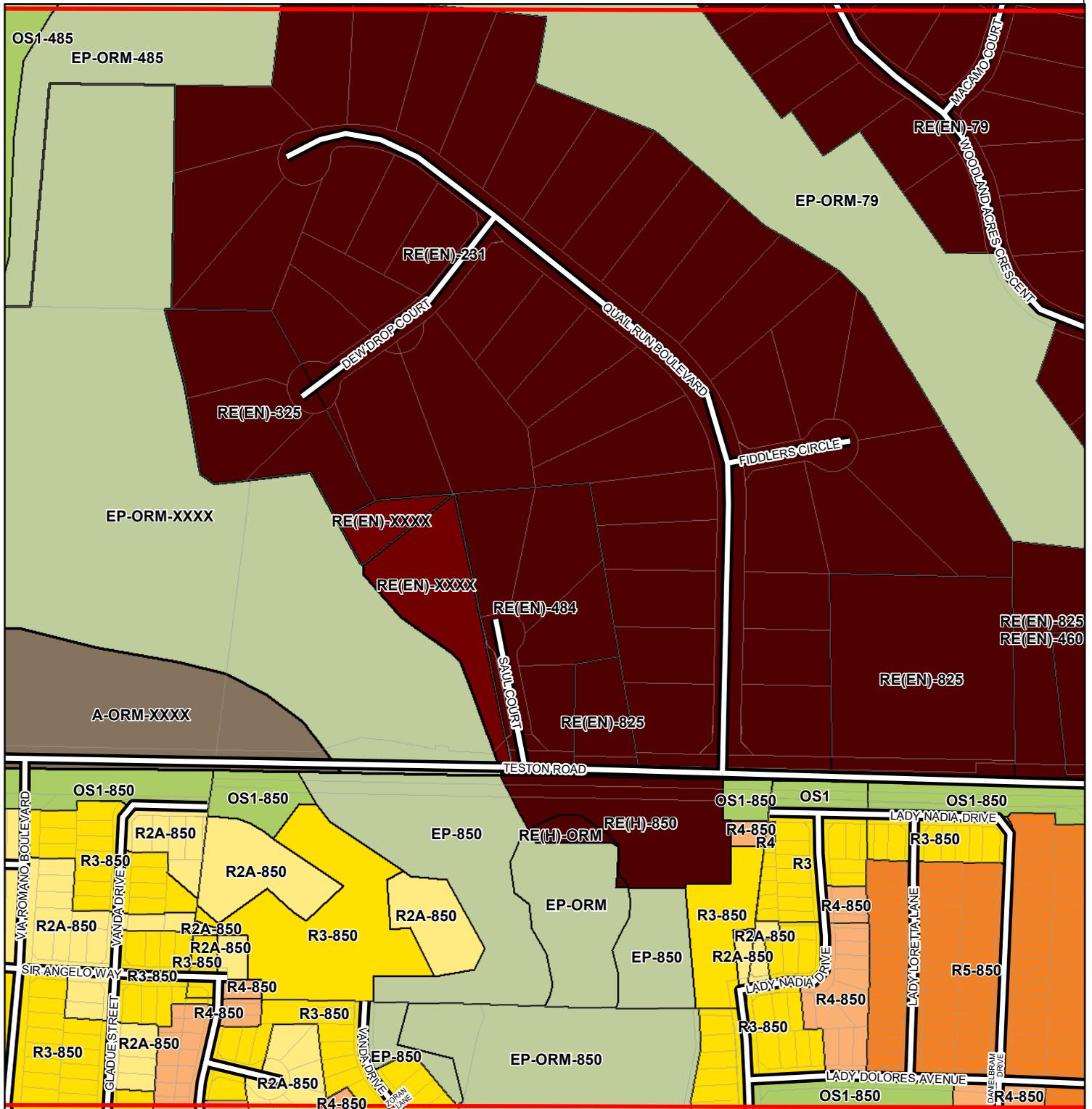
Signing Officers

_____ Mayor

_____ Clerk

Zoning By-law 001 - 2021

Schedule A | Map 210



<p>Conservation, Open Space and Agricultural Zones</p> <ul style="list-style-type: none"> A, Agriculture EP, Environmental Protection OS1, Public Open Space OS2, Private Open Space <p>Vaughan Metropolitan Centre Zones</p> <ul style="list-style-type: none"> V1, Vaughan Metropolitan Centre - Station Precinct V2, Vaughan Metropolitan Centre - South Precinct V3, Vaughan Metropolitan Centre - Neighbourhood Precinct 	<p>Residential Zones</p> <ul style="list-style-type: none"> R1, First Density Residential Zone R2, Second Density Residential Zone R3, Third Density Residential Zone R4, Fourth Density Residential Zone R5, Fifth Density Residential Zone RE, Estate Residential RM1, Multiple Residential RM2, Multiple Residential RM3, Multiple Residential RT, Townhouse Residential 	<p>Commercial Zones</p> <ul style="list-style-type: none"> NC, Neighbourhood Commercial GC, General Commercial SC, Service Commercial CC, Convenience Commercial <p>Mixed-Use Zones</p> <ul style="list-style-type: none"> LMU, Low-Rise Mixed Use MMU, Mid-Rise Mixed Use HMU, High-Rise Mixed Use GMU, General Mixed Use 	<p>Employment Zones</p> <ul style="list-style-type: none"> EM1, Prestige Employment EM2, General Employment EM3, Mineral Aggregate 	<p>Other Zones</p> <ul style="list-style-type: none"> FD, Future Development I1, General Institutional I2, Major Institutional PB1, Parkway Belt Public Use PB2, Parkway Belt Complementary Use PB3, Parkway Belt West Recreational U, Utility MO, Minister's Order MZO, Minister's Zoning Order 	<table border="1"> <tr> <td>248</td> <td>249</td> <td>250</td> <td>251</td> </tr> <tr> <td>228</td> <td>229</td> <td>230</td> <td>231</td> </tr> <tr> <td>208</td> <td>209</td> <td style="border: 2px solid red;">210</td> <td>211</td> </tr> <tr> <td>188</td> <td>189</td> <td>190</td> <td>191</td> </tr> <tr> <td>169</td> <td>170</td> <td>171</td> <td></td> </tr> </table> <p>1:5,000 May 2023</p>	248	249	250	251	228	229	230	231	208	209	210	211	188	189	190	191	169	170	171	
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169	170	171																							

This is Schedule '5'
To By-Law 073-2023
Passed the 20TH Day of JUNE, 2023

Signing Officers

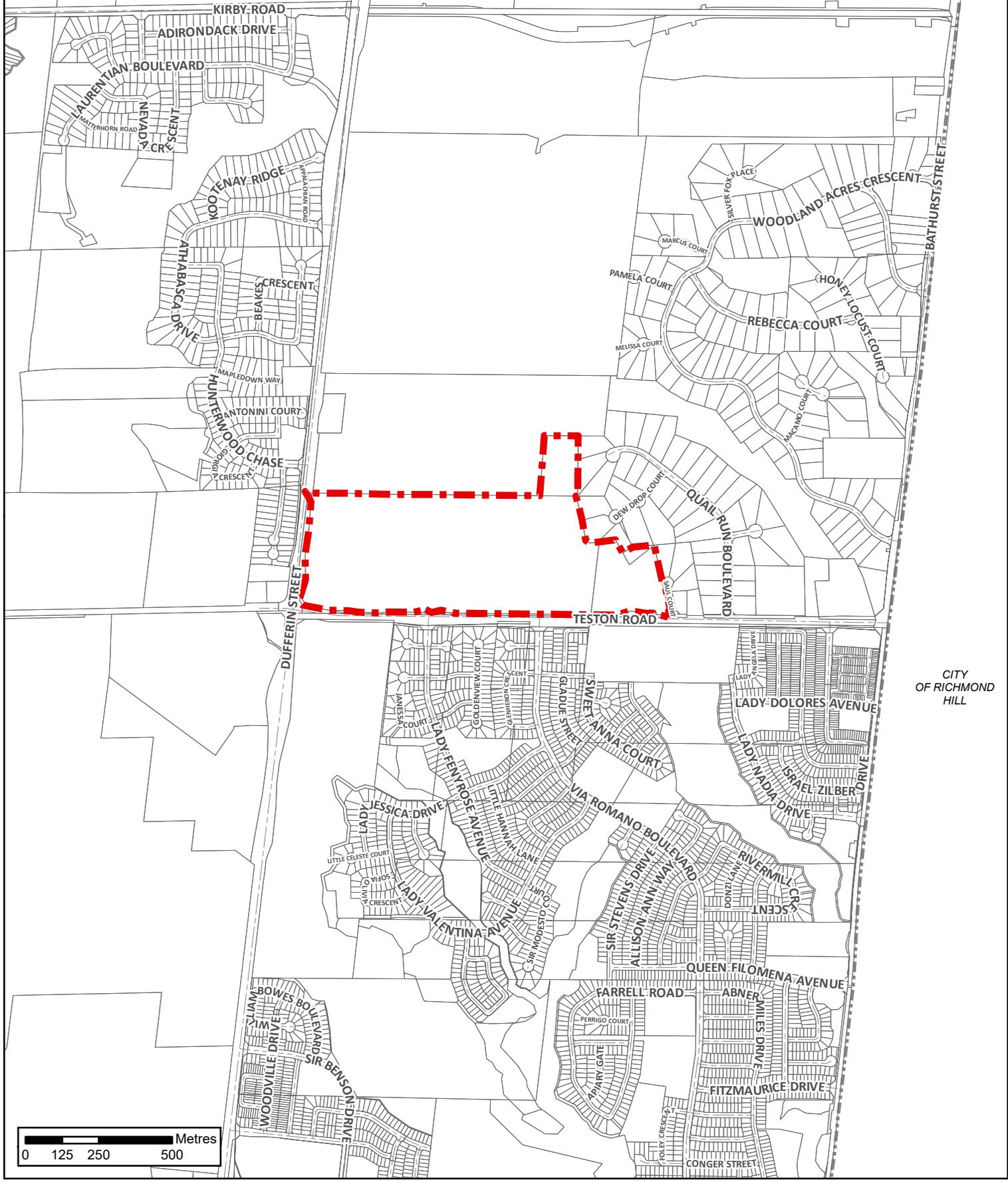
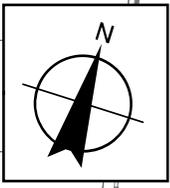
Mayor

Clerk

SUMMARY TO BY-LAW 073-2023

The lands subject to this By-law are located on the northeast corner of Teston Road and Dufferin Street, municipally known as 1136 and 1190 Teston Road, City of Vaughan.

The purpose of this By-law is to amend City of Vaughan Zoning By-law 001-2021 to rezone a portion of the Subject Lands from A Agriculture Zone to A-ORM Agriculture Zone with the Oak Ridges Moraine suffix and to permit a site-specific definition of “retirement home” which was inadvertently excluded. This By-law is an administrative correction to Zoning By-law 001-2021, as amended, and is deemed a “reference error” under Section 10.1.4.7 of Vaughan Official Plan 2010.



Location Map To By-Law 073-2023

 Subject Lands