

# *THE CITY OF VAUGHAN*

# *BY-LAW*

## **BY-LAW NUMBER 189-2023**

**A By-law to amend City of Vaughan By-law 1-88, as amended by By-law 164-2023.**

**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;

**AND WHEREAS** Section 1. a) and 1. b) fi) j. of Exception 9(1571) of By-law 1-88, as amended, requires an administrative correction;

**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) Deleting Section 1. a) of Exception 9(1571) in its entirety and replacing it with the following:
    - “a) Rezoning the lands shown as “Subject Lands” on Schedule “1” attached hereto from “C7 Service Commercial Zone”, subject to Exception 9(429) to “C9(H) Corporate Centre Zone” subject to Exception 9(1571) with the Holding Symbol “(H)”, in the manner shown on the said Schedule “1”. The following provisions shall apply to all lands zoned with the Holding Symbol “(H)” as shown on Schedule “E-1726”, until the Holding Symbol “(H)” is removed pursuant to Subsection 36(3) or (4) of the *Planning Act*:
      - a. Lands zoned with the Holding Symbol “(H)” shall be used only for a use legally existing as of the date of the enactment of By-law 164-2023
      - b. Removal of the Holding Symbol “(H)” from the Subject Lands

shall be contingent upon:

- i. Vaughan Council adopting a resolution allocating sewage and water supply capacity in accordance with the City's approved Servicing Capacity Distribution Policy assigning capacity to the Subject Lands."
- b) Deleting Section 1. b) fi) j. in its entirety with the following:
  - "j. The maximum gross floor area on the subject lands shall be 55,792.5 m<sup>2</sup>;"

Voted in favour by City of Vaughan Council this 12<sup>th</sup> day of December, 2023.

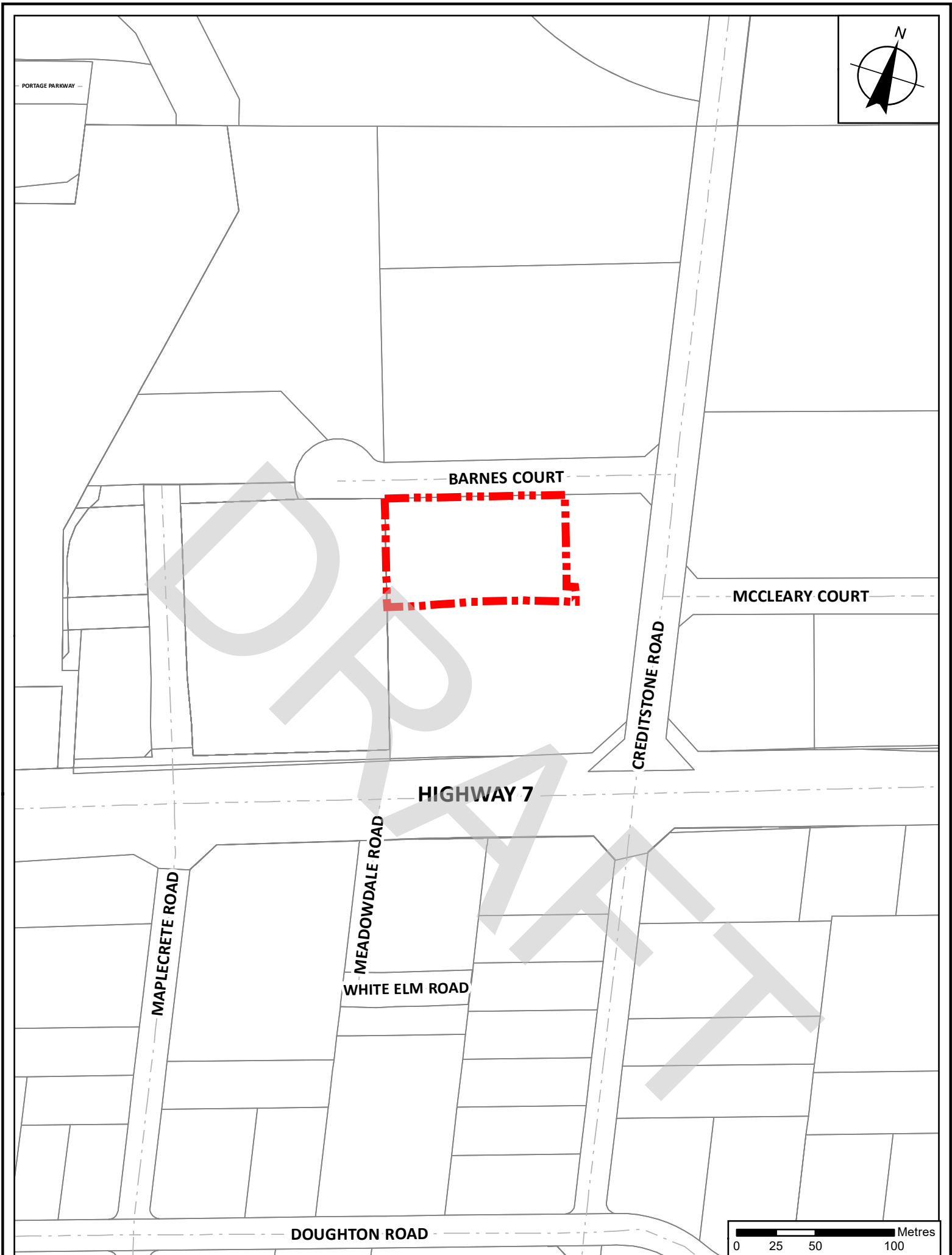
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Steven Del Duca, Mayor

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Todd Coles, City Clerk

Authorized by Item No. 3 of Report No.39 of the Committee of the Whole.  
Report adopted by Vaughan City Council on October 17, 2023.  
City Council voted in favour of this by-law on December 12, 2023.  
Approved by Mayoral Decision MDC 008-2023 dated December 12, 2023.  
**Effective Date of By-Law: December 12, 2023**



## Location Map To By-Law 189-2023

**File:** Z.23.001

**Related File:** OP.10.002

**Location:** Part of Lot 6, Concession 4,  
2800 Highway 7

**Applicant:** Hollywood Princess Convention  
and Banquet Centre Ltd.

**City of Vaughan**



**Subject Lands**

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The lands subject to this By-law are located on the south side of Barnes Court, north of Highway 7, west of Creditstone Road and east of Expo Way (private road) known municipally as 2800 Highway 7, in the City of Vaughan.

The purpose of this zoning by-law amendment to delete and replace clauses in By-law 164-2023 to include the parameters to remove a Holding Symbol “(H)” which was inadvertently excluded, and to make a correction to the gross floor area provision. The proposed amendment constitutes an administrative correction to Zoning By-law 1-88 and is deemed to be a “reference error” under Section 10.1.4.7 of Vaughan Official Plan 2010.

DRAFT