

COMMUNICATION C2

ITEM NO. 1

**COMMITTEE OF THE WHOLE
(PUBLIC MEETING)**

November 30, 2021



BEECHWOOD CEMETERY

Mount Pleasant Group of Cemeteries

7241 Jane Street, City of Vaughan

ZONING BY-LAW AMENDMENT

Public Meeting November 30, 2021

RDLANDPLAN CONSULTANTS INC.



Pine Hills Cemetery, City of Toronto



Elgin Mills Cemetery, City of Richmond Hill



York Cemetery, City of Toronto



Mount Pleasant Cemetery, City of Toronto



Meadowvale Cemetery, City of Brampton



Thornton Cemetery, City of Oshawa

FUNERAL CENTRES

BEECHWOOD CEMETERY

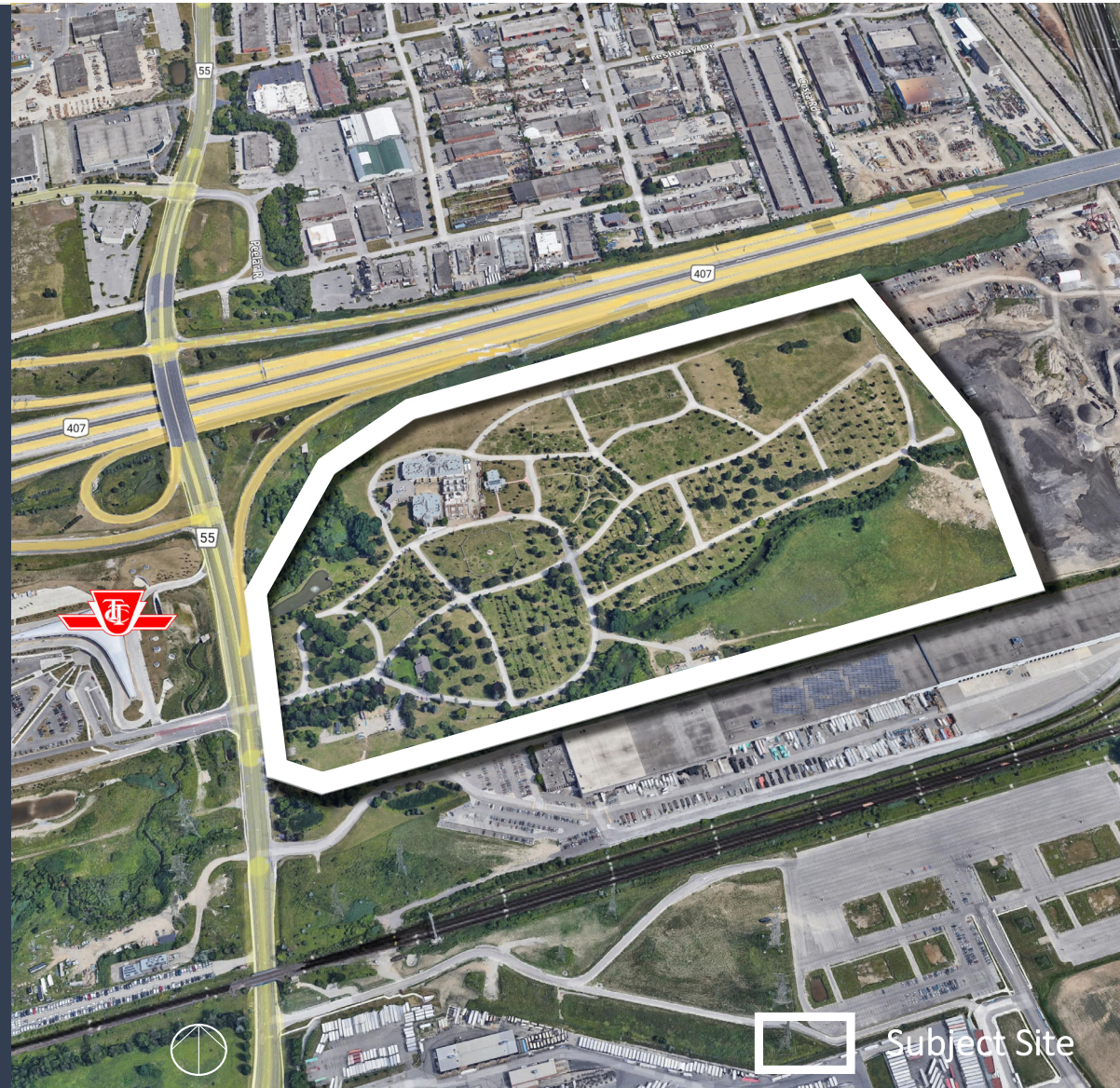
Mount Pleasant Group of Cemeteries
7241 Jane Street, City of Vaughan

RDLANDPLAN CONSULTANTS INC.

BEECHWOOD CEMETERY

Mount Pleasant Group of
Cemeteries
7241 Jane Street, City of Vaughan

The subject site has a total area of approximately
39.7 hectares (98.1 Acres) and is located east of
Jane Street, immediately south of Highway 407.



BEECHWOOD CEMETERY

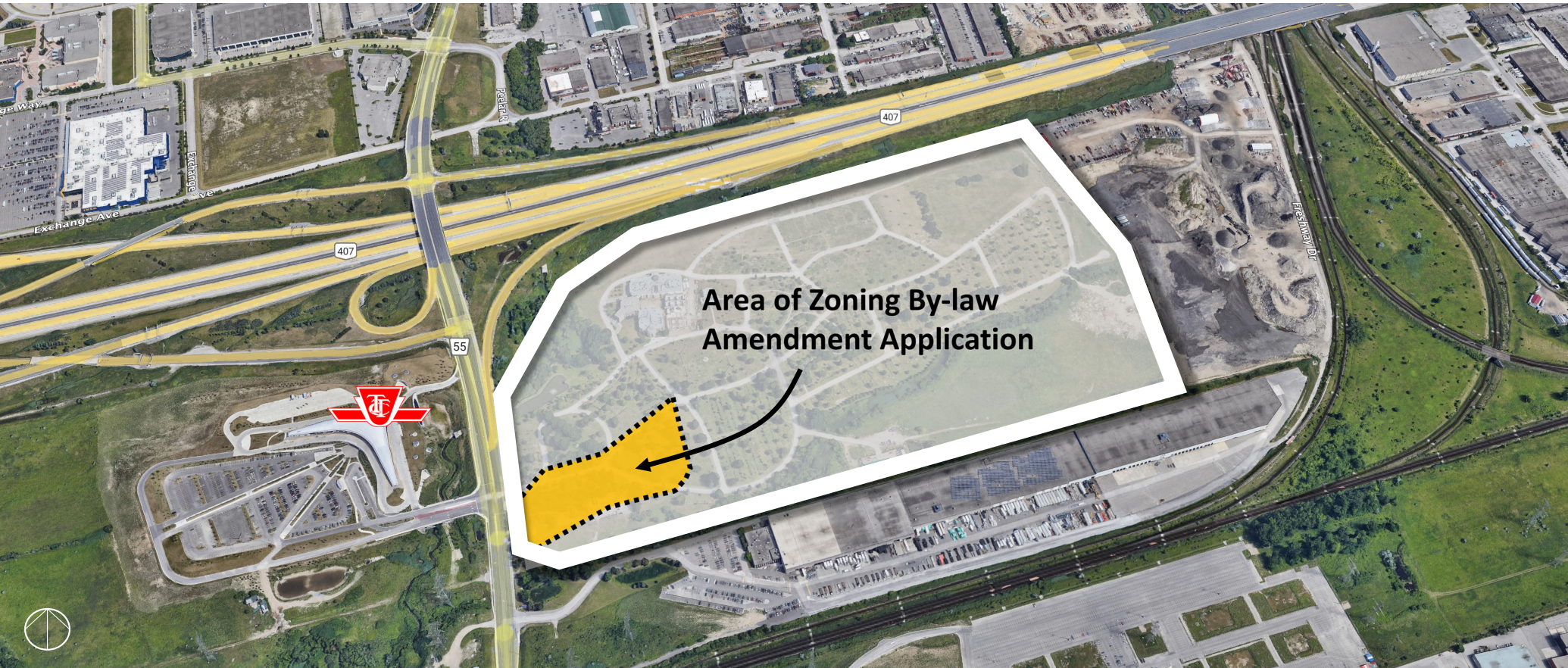
Mount Pleasant Group of Cemeteries
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The subject site has a total area of approximately 39.7 hectares (98.1 Acres) and is located east of Jane Street, immediately south of Highway 407.

Established in 1965, the subject site is largely open green space providing areas for both full sized casket burials as well as cremation burials serviced by private cemetery roadways and includes a small cemetery office, five existing Mausoleums with integrated chapel facilities, and a cemetery maintenance building.

Access is provided directly from Jane Street.





BEECHWOOD CEMETERY

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 Subject Site

RDLANDPLAN CONSULTANTS INC.

CITY OF VAUGHAN OFFICIAL PLAN (2010)

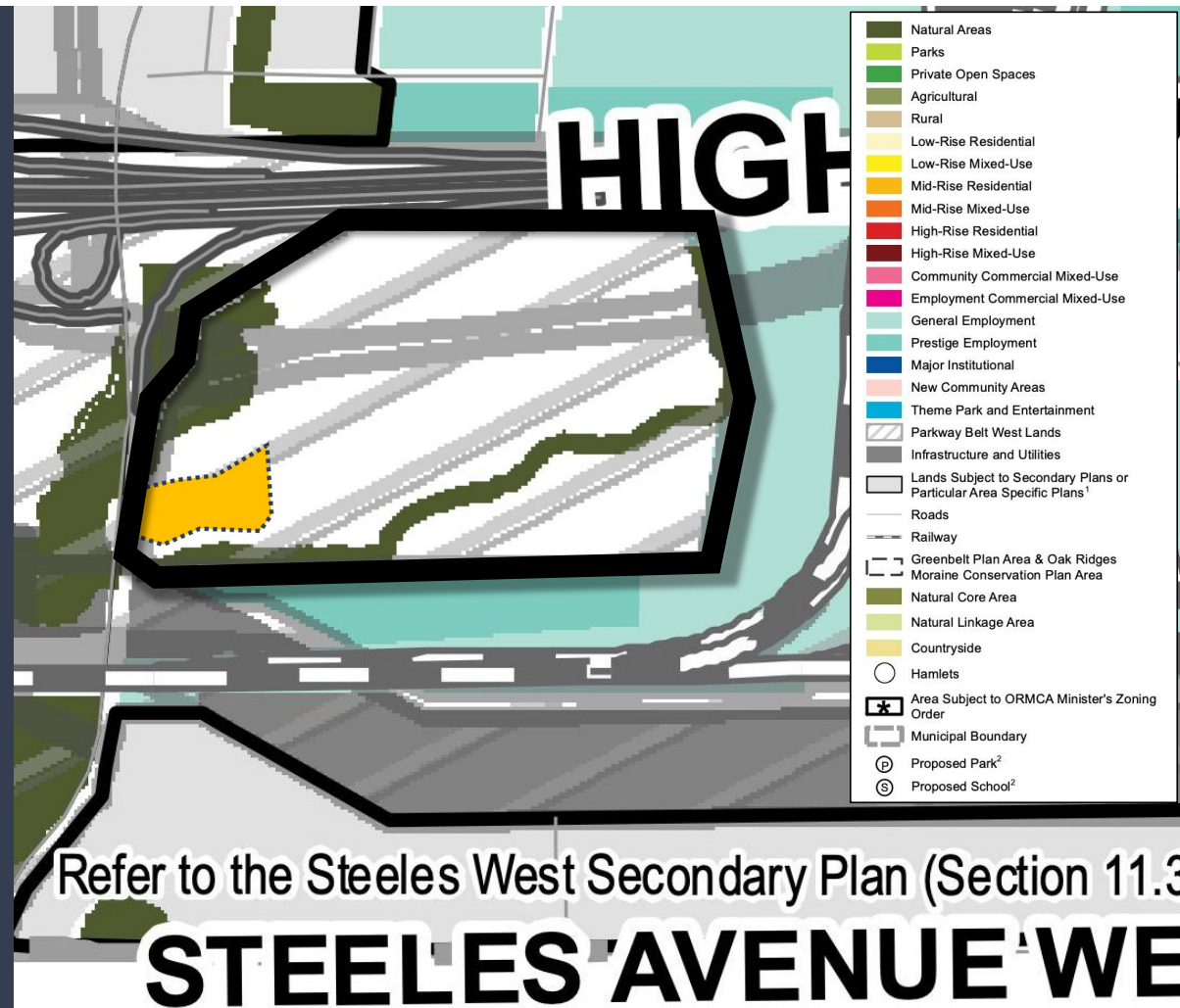
SCHEDULE 13 LAND USE

The subject site is designated as *Parkway Belt Lands* and *Natural Areas*

Facilities such as transportation, communications and utility infrastructure, and a linked system of public and private open spaces are permitted.

Cemeteries, including accessory buildings, are a permitted use in private open spaces

The proposed Funeral Establishment is consistent with use allowances within Parkway Belt Lands and conforms to the Official Plan



Subject Site

Area of Zoning By-law Amendment

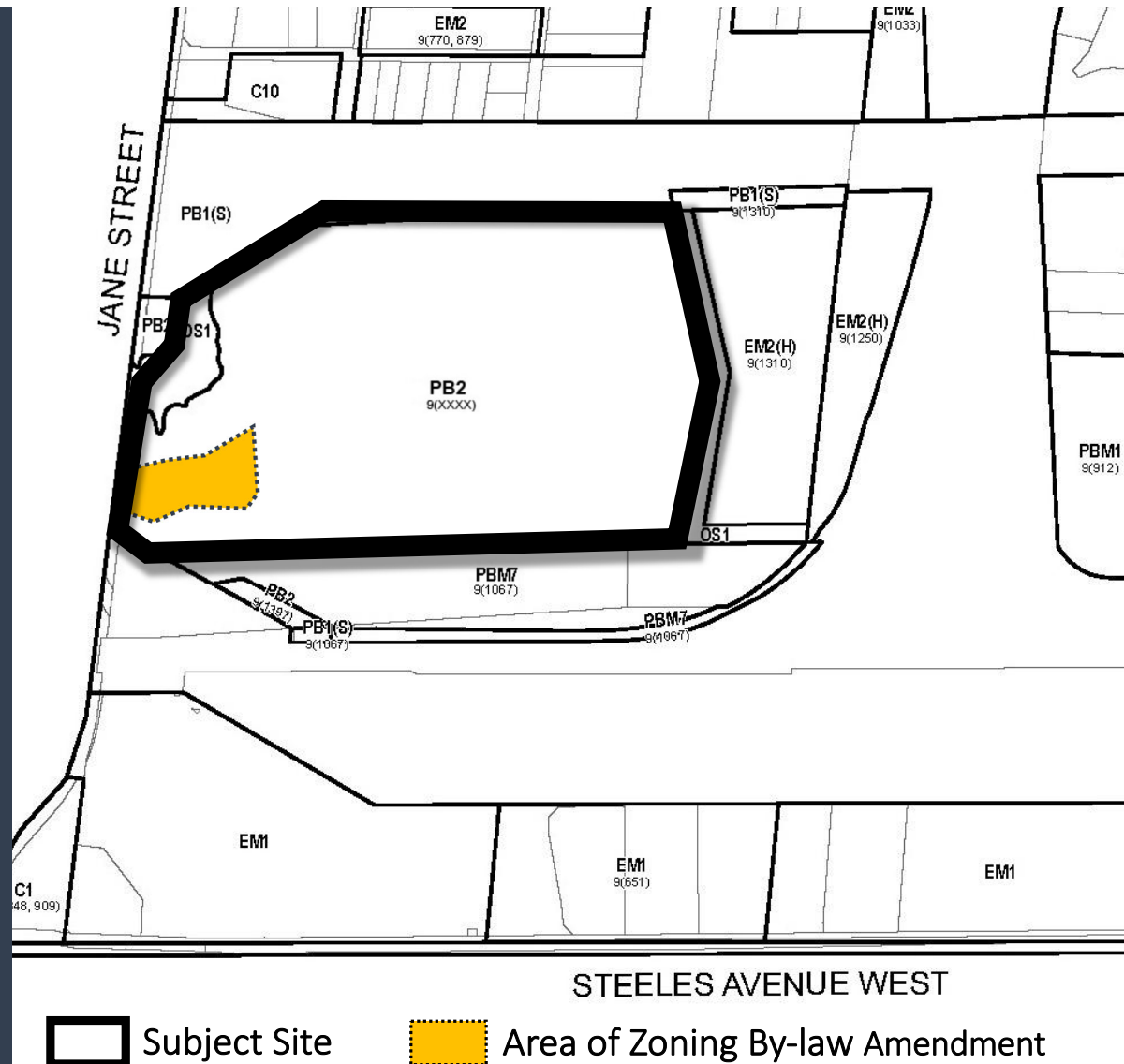
CITY OF VAUGHAN ZONING BY-LAW 1-88

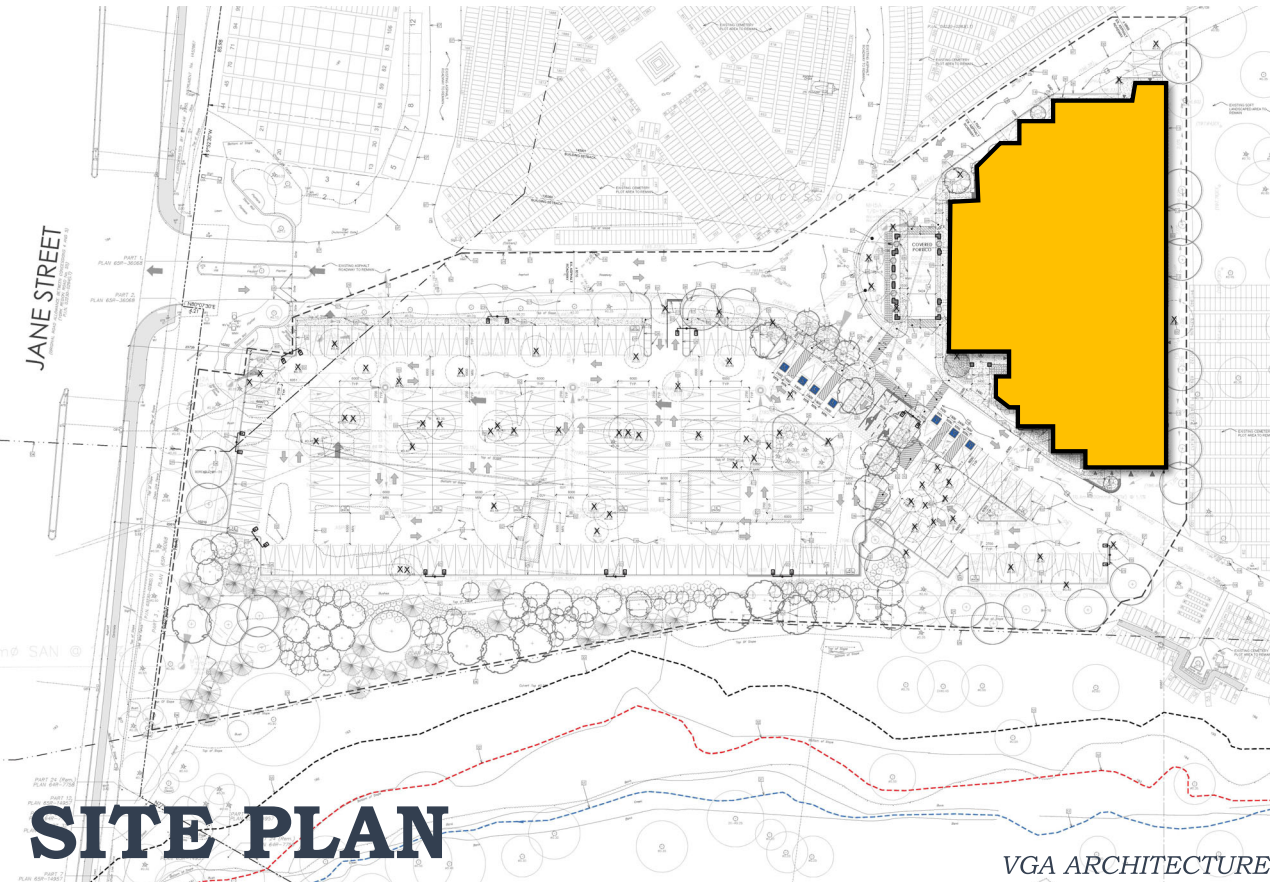
KEY MAP 4A

The subject site is split-zoned *PB2 Parkway Belt Complementary Use Zone* and *OS1 Open Space Conservation Zone*

The PB2 Zone permits agricultural uses, cemeteries, mausoleums, columbarium's or crematoriums, golf courses, outdoor institutional uses, outdoor recreational uses, and single family detached dwellings, with a maximum building height of 11.0 metres.

An amendment is required to to permit a Funeral Establishment and associated uses within a defined area within the PB2 Zone, and to provide for a maximum building height of 15.7 metres





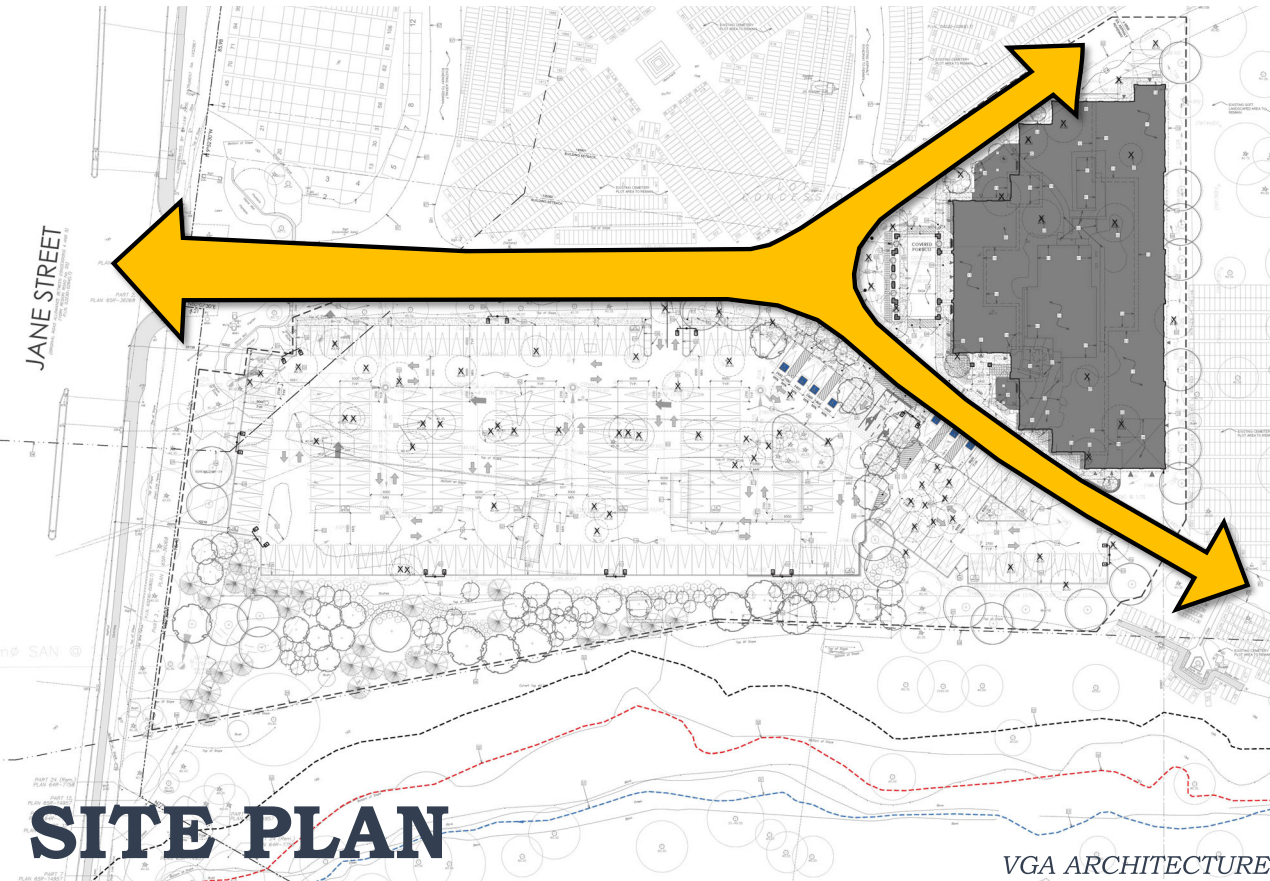
PROPOSED FUNERAL ESTABLISHMENT

- Proposed 2-storey integrated establishment that provides visitation, chapel, and funeral services, as well as a reception/office facility
- Total Gross Floor Area of 3,224 square metres (34,703 square feet)

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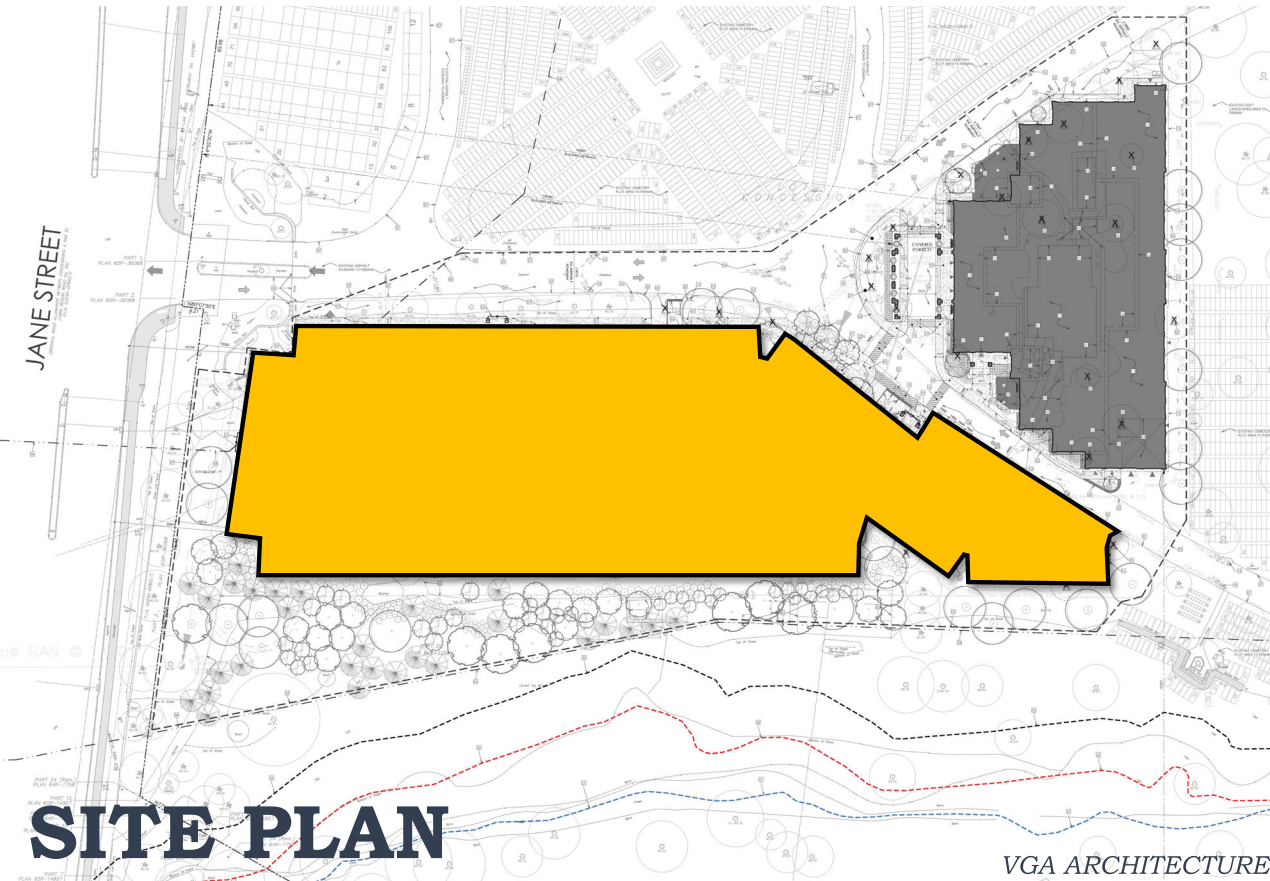
PROPOSED FUNERAL ESTABLISHMENT

- Proposed 2-storey integrated establishment that provides visitation, chapel, and funeral services, as well as a reception/office facility
- Total Gross Floor Area of 3,224 square metres (34,703 square feet)
- Accessed from the existing internal roadway system connecting to Jane Street

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PROPOSED FUNERAL ESTABLISHMENT

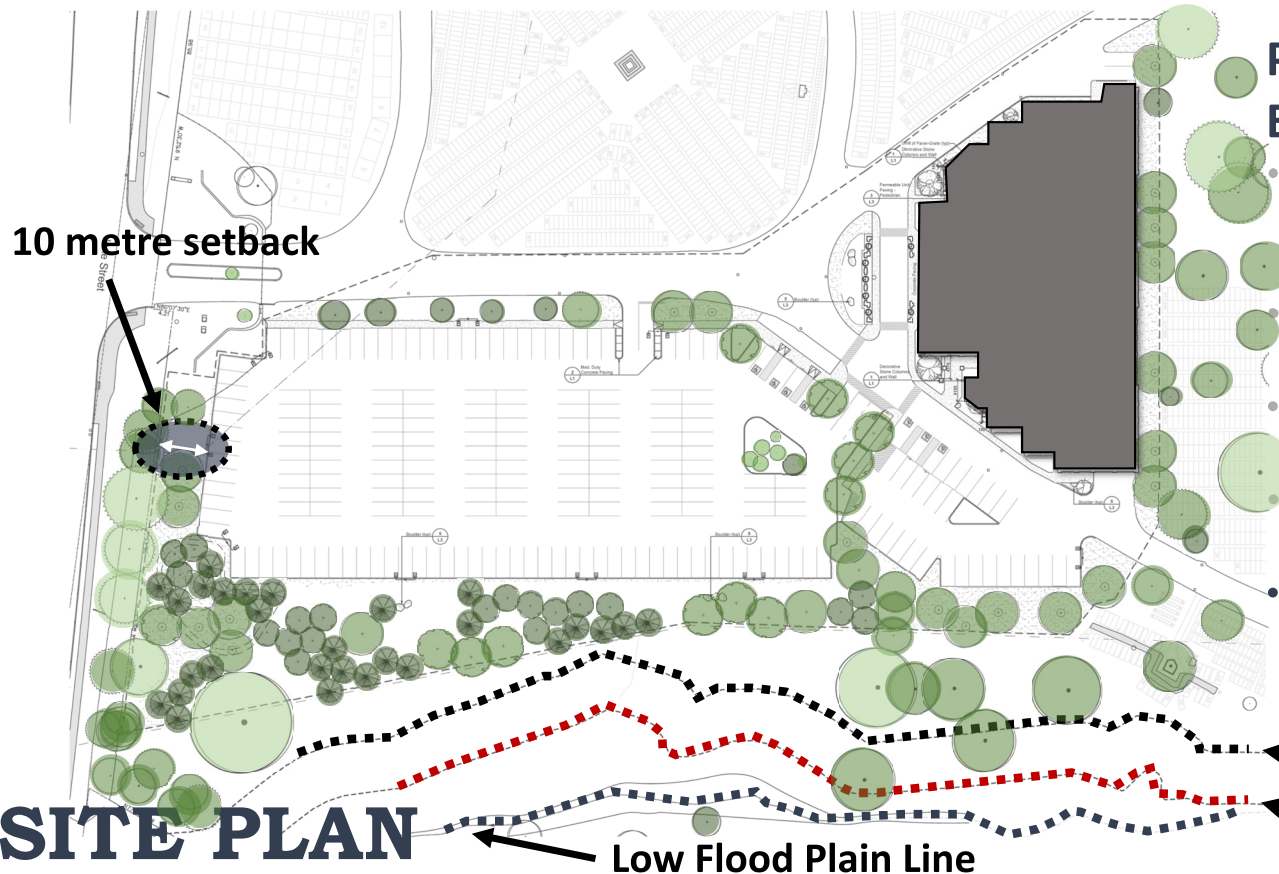
- Proposed 2-storey integrated establishment that provides visitation, chapel, and funeral services, as well as a reception/office facility
- Total Gross Floor Area of 3,224 square metres (34,703 square feet)
- Accessed from the existing internal roadway system connecting to Jane Street
- Accommodates 222 parking spaces, inclusive of 7 handicapped parking spaces

SITE PLAN

BEECHWOOD CEMETERY

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- Total Gross Floor Area of 3,224 square metres (34,703 square feet)
- Accessed from the existing internal roadway system connecting to Jane Street
- Accommodates 222 parking spaces, inclusive of handicapped parking
- Ample setback from Jane Street and flood plain to allow for vegetative screening of the parking area

SITE PLAN

10 metre setback

High Flood Plain Line

Low Flood Plain Line

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THANK YOU

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