



BY-LAW 2020-_____

A By-law to amend By-law 2004-196 (Removal of Hold Provision)

WHEREAS Section 34 of the Planning Act, R.S.O. 1990, c. P.13, as amended, permits a Council to pass a by-law prohibiting the use of land, buildings or structures within a defined area or areas; and,

WHEREAS Section 36 of the Planning Act, R.S.O. 1990, c. P.13, as amended, permits a Council to pass a by-law to specify the use to which lands, buildings or structures may be put at such time in the future as the hold symbol is removed by amendment to the by-law; and,

WHEREAS Zoning By-law No. 2004-196 is the governing By-law of the Corporation of the City of Markham pertaining to the subject lands; and

WHEREAS the Council of the Corporation of the City of Markham has deemed it advisable to amend Zoning By-law No. 2004-196; and,

WHEREAS it has been confirmed to Council that all of the conditions required for the removal of the Holding (H1) and (H2) Symbol from the subject lands have been completed to the satisfaction of the City;

NOW THEREFORE the Council of the Corporation of the City of Markham enacts as follows:

1. THAT By-law 2004-196 is hereby further amended as follows:
 - 1.1 By removing the Holding (H1) and (H2) provision from the **Markham Centre Downtown Two Exception 3 (Hold1 Hold 2) [MC-D2*3(H1)(H2)] Zone** for the lands outlined on Schedule "A" attached hereto.
2. THAT Zoning By-law No. 2004-196 is hereby amended to give effect to the foregoing, but shall in all other respects remain in full force and effect.
3. THAT this By-law shall come into effect upon final passing, pursuant to Section 34(21) of the Planning Act, 1990.

Read a first, second and third time and passed on May 26, 2020.

Kimberley Kitteringham
City Clerk

Frank Scarpitti
Mayor



EXPLANATORY NOTE

BY-LAW 2020-____

A By-law to amend By-law 2004-196, as amended

**H & W Development Corporation
9 Clegg Road and 8 Cedarland Drive**

Lands Affected

The proposed by-law amendment applies to a 1.21 ha (3 acres) parcel of land located on the south side of Clegg Road, west of Warden Avenue.

Existing Zoning

The subject lands are zoned Markham Centre Downtown Two Exception 3 (Hold1 Hold 2) [MC-D2*3(H1)(H2)] by By-law 2004-196, as amended.

Purpose and Effect

The purpose and effect of this By-law is to remove the Holding (H1) and (H2) Symbol from the zoning of the subject lands to permit a condominium apartment development comprised of two, 18-storey, towers on a shared podium with a total of 515 residential units.