



EXPLANATORY NOTE

BY-LAW 2015-68

A By-law to amend By-law 304-87, as amended

(to delete lands from the designated area of By-law 304-87)

and to amend By-law 177-96, as amended

(to incorporate lands into the designated area of By-law 177-96)

Cornell Rouge Development Corporation

CON 9 PT LOTS 11 TO 15

North of Highway 7 East, west of Donald Cousens Parkway

Lands Affected

The proposed by-law amendment applies to lands that are approximately 1.0 ha (2.47 ac) in area, and are located north of Highway 7 East and west of Donald Cousens Parkway in the Cornell community.

The subject lands include a section of Cornell Centre Boulevard which has been deemed surplus through a Council resolution in December of 2013. Through a redline revision, the subject lands are being added to Draft Approved Plan of Subdivision 19TM-08002 (Phase 4D). This will facilitate the closure of Cornell Centre Boulevard, to be realigned and renamed as an extension of William Forster Road. This will also facilitate the creation of complete residential lots, to be developed with 51 single detached dwellings fronting on the realigned section of road. The proposed zoning is consistent with the adjacent lands within Draft Approved Plan of Subdivision 19TM-08002 (Phase 4D), which are already zoned in accordance with By-law 177-96, as amended.

Existing Zoning

The subject lands are zoned Agricultural (A1) under By-law 304-87, as amended.

Purpose and Effect

This purpose of this By-law is to delete the subject properties from the area zoned by By-law 304-87, as amended, and incorporate them into an appropriate Residential Zone category within By-law 177-96, as amended. The effect of this By-law is that the development of 51 single detached dwellings, fronting on a realigned section of Cornell Centre Boulevard, to be renamed William Forster Road, will be permitted.



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THE COUNCIL OF THE CORPORATION OF THE CITY OF MARKHAM
HEREBY ENACTS AS FOLLOWS:

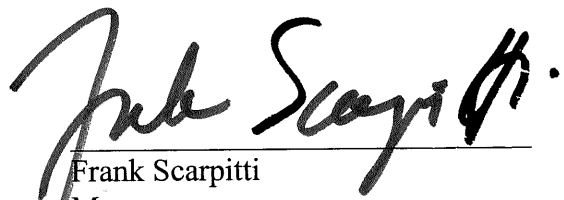
1. That By-law 304-87, as amended, is hereby further amended by deleting the lands shown on Schedule 'A'; attached hereto, from the designated area of By-law 304-87, as amended.
2. That By-law 177-96, as amended, is hereby further amended as follows:
 - 2.1 By expanding the designated area of By-law 177-96, as amended, to include the lands shown on Schedule 'A' attached hereto, and by zoning the lands:

Residential Two*190*192*514 R2*190*192*514
3. All other provisions of By-law 177-96, as amended, not inconsistent with the provisions of this by-law shall continue to apply.

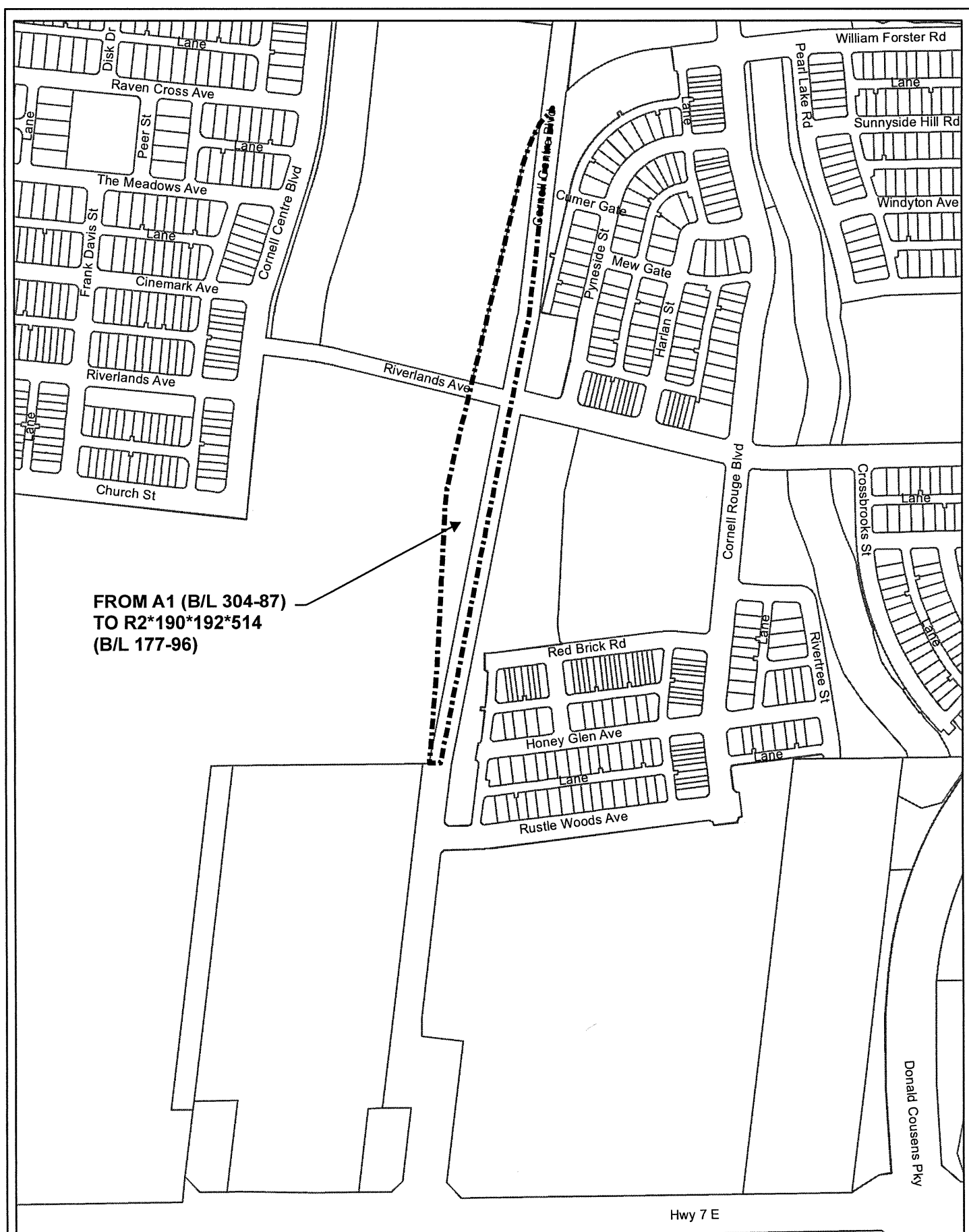
Read a first, second, and third time and passed on May 13, 2015.



Kimberley Kitteringham
City Clerk


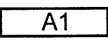
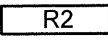
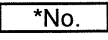


Frank Scarpitti
Mayor



BY-LAW SCHEDULE "A" TO BY-LAW 2015-68

AMENDING BY-LAWS 304-87 AND 177-96 DATED May 13, 2015

-  BOUNDARY OF AREA COVERED BY THIS BY-LAW SCHEDULE
TO BE DELETED FROM 304-87 AND ADDED TO 177-96
-  A1 AGRICULTURE ONE
-  R2 RESIDENTIAL TWO
-  *No. EXCEPTION SECTION NUMBER

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NOTE: This Schedule should be read in conjunction with the signed original By-Law filed with the City of Markham Clerk's Office