



## **EXPLANATORY NOTE**

### **BY-LAW 2013-132**

**A By-law to amend By-law 177-96, as amended**

**Emery The Essential Land Corporation  
550 Bur Oak Avenue  
Part of Block 12, Plan 65M-3632**

#### **Lands Affected**

The By-law amendment applies to 0.66 hectares (1.6 acres) at the northeast corner of Bur Oak Avenue and Hillwood Street.

#### **Existing Zoning**

The existing zoning of the lands is:

Community Amenity One\*152 (Holding) [CA1\*152 (H)]

#### **Purpose and Effect**

The purpose of this By-law amendment is to remove the Holding (H) provision from the zoning of the subject lands, with the effect of permitting the development of a residential condominium building comprised of 186 units.

In accordance with the applicable servicing allocation conditions for the removal of the Holding provision, servicing allocation has been granted in accordance with the developer's participation in the Region of York's "Sustainable Development Through LEED" program. The site plan has been endorsed and the developer is required to enter into a site plan agreement.



## BY-LAW 2013-132

A By-law to amend By-law 177-96, as amended  
(Removal of Holding (H) Provision)

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

- 1.0 By-law 177-96, as amended, be and the same is hereby further amended as follows:
  - 1.1 By rezoning the lands outlined on Schedule 'A' attached hereto from:  
  
Community Amenity One\*152 (Holding) [CA1\*152 (H)] to  
Community Amenity One\*152 [CA1\*152]
- 2.0 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 THIS  
26<sup>TH</sup> DAY OF JUNE, 2013.



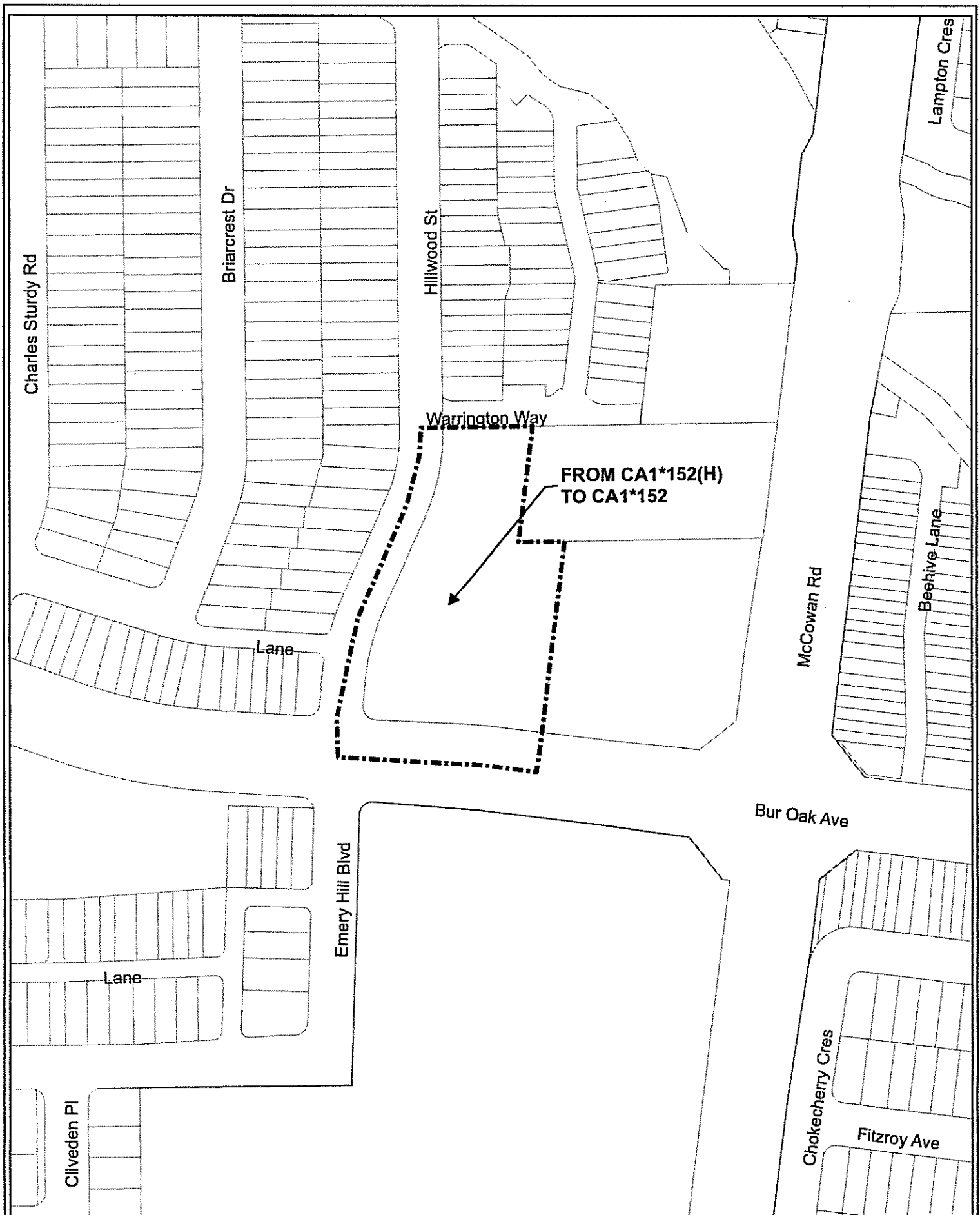
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KIMBERLEY KITTERINGHAM  
CITY CLERK

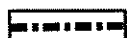


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FRANK SCARPITTI  
MAYOR



## BY-LAW SCHEDULE "A " TO AMEND BY-LAW 177-96



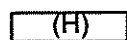
BOUNDARY OF AREA COVERED BY THIS BY-LAW SCHEDULE



COMMUNITY AMENITY ONE



EXCEPTION SECTION NUMBER



HOLDING PROVISION

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BY-LAW AMENDMENT No. 2013-132 PASSED Jun 26, 2013

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**MARKHAM** DEVELOPMENT SERVICES COMMISSION

Drawn By: CPW

Checked By: GS

DATE: 06/11/2013

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