

EXPLANATORY NOTE

BY-LAW 2011-70

A By-law to amend By-law 177-96

Times Group Corp.
Block 50 Plan 65M-3226
Leitchcroft Community

LANDS AFFECTED

The proposed rezoning applies to a 1.72 ha (4.25 ac) parcel of land, located on the south side of South Park Road, east of Times Avenue in the Leitchcroft Community.

EXISTING ZONING

The lands subject to this amendment are currently zoned Community Amenity Area One*38*434 (Hold) [CA1*38*434 (H)] by By-law 177-96 as amended.

PURPOSE AND EFFECT OF THE BY-LAW

The purpose of this By-law is to remove the Holding Provision appended to the zoning of the subject lands to permit development of high density residential on the subject lands. Execution of a Section 37 Agreement between the Town and the owner is required prior to removal of the (H) provision. This Agreement has been executed.

The effect of the by-law will be to permit development of a total of 438 units on the site consisting of 416 apartment units in two, 13 storey apartment buildings and 22 townhouse units.



BY-LAW 2011-70

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

*(To remove the holding (H) provisions from Block 50 Plan 65M-3226,
Leitchcroft Community)*

**THE COUNCIL OF THE CORPORATION OF THE TOWN OF MARKHAM
HEREBY ENACTS AS FOLLOWS:**

1. By-law 177-96, as amended, is hereby further amended as follows:
 - 1.1. By rezoning the lands shown on Schedule 'A' attached hereto, as follows:

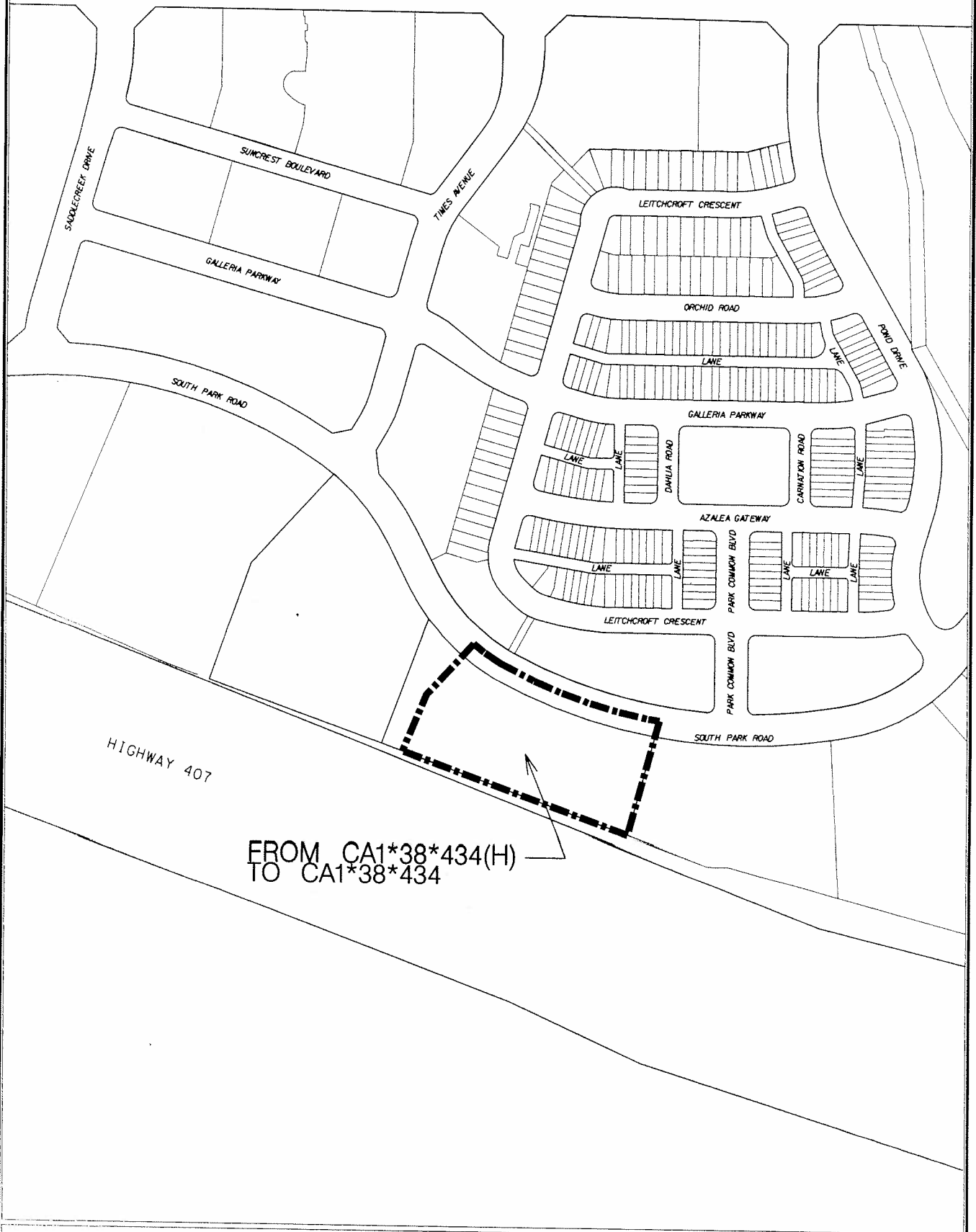
From Community Amenity Area One * 38 * 434 (Hold) [CA1*38*434(H)]
To Community Amenity Area One * 38 * 434 [CA1*38*434]
2. All other provisions of By-law 177-96, as amended, not inconsistent with the provisions of this by-law shall continue to apply.

READ A FIRST, SECOND, AND THIRD TIME AND PASSED THIS
1ST DAY OF MARCH, 2011.

ANDREW BROUWER
DEPUTY TOWN CLERK

FRANK SCARPITTI
MAYOR

THE KING'S HIGHWAY 7







FROM CA1*38*434(H)
TO CA1*38*434

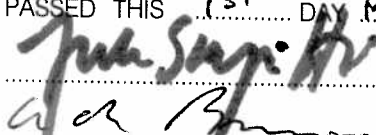
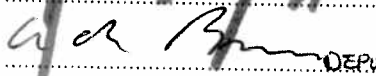


DEVELOPMENT SERVICES COMMISSION

A BY-LAW TO AMEND BY-LAW 177-96

-  BOUNDARY OF AREA COVERED BY THIS BY-LAW
-  COMMUNITY AMENITY ONE
-  HOLDING PROVISION
-  EXCEPTION SECTION NUMBER

THIS IS SCHEDULE 'A' TO BY-LAW 2011-70
PASSED THIS 1ST DAY MARCH, 2011

 MAYOR
 DEPUTY CLERK

NOTE: 1) DIMENSIONS ARE IN METRES
2) REFERENCE SHOULD BE MADE TO
THE ORIGINAL BY-LAW LODGED IN
THE OFFICE OF THE CLERK

SCALE 1: 3700