

Explanatory Note:**By-law No. 2008-249**

A by-law to amend By-law 90-81, as amended.

4954 14th Avenue
CONC 6, PT LOT 6
Armada Planning District

LANDS AFFECTED

This proposed by-law amendment applies to a 0.28 ha (0.68 acre) parcel of land municipally known as 4954 14th Avenue within the Armada Planning District.

EXISTING ZONING

The lands subject to this By-law are zoned Residential Development (RD) under bylaw 90-81 as amended. The subject lands are to be zoned as Ninth Density – Single Family Residential (R9) and HOLD - Ninth Density – Single Family Residential (H-R9).

PURPOSE

The purpose of this By-law amendment is to zone the subject lands as Ninth Density – Single Family Residential (R9), to establish an appropriate zoning designation to permit the development of four (4) single detached residential units and to accommodate the future extension of Tillie Square. A HOLDING (H) provision has been placed on the proposed southerly two lots, pending the execution of a subdivision/development agreement which provides for the construction of the extension of Tillie Square.

EFFECT OF THIS BY-LAW

The effect of this by-law is to permit the development of four (4) single detached residential units and to accommodate the extension of Tillie Square, consistent with the development standards applied to the adjacent plan of subdivision.



BY-LAW 2008-249

A by-law to amend Zoning By-law 90-81, as amended

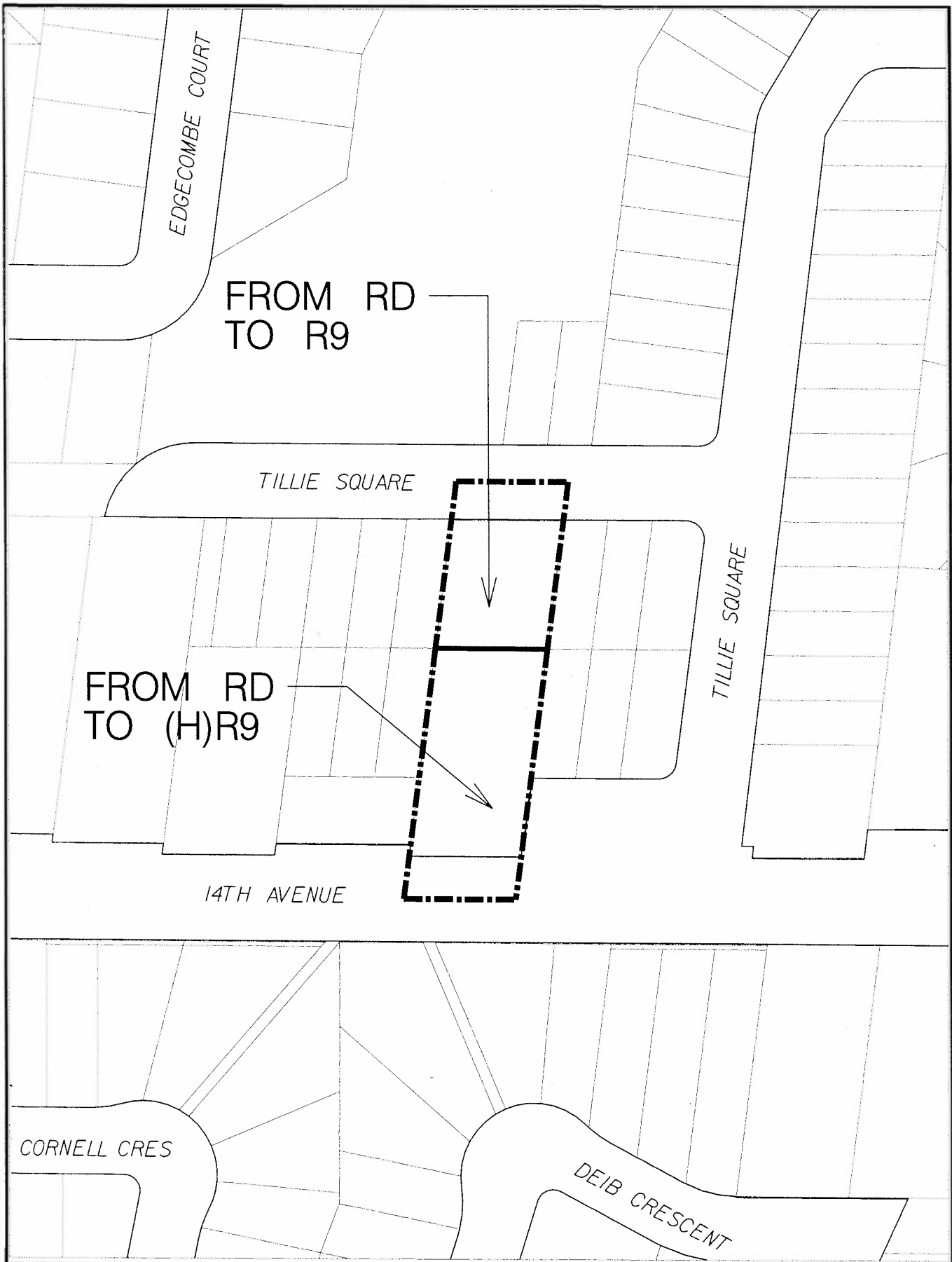
THE COUNCIL OF THE CORPORATION OF THE TOWN OF MARKHAM
HEREBY ENACTS AS FOLLOWS:

1. By-law 90-81, as amended, be and the same is hereby further amended as follows:
 - 1.1 By zoning the lands as shown on Schedule 'A' attached hereto:
R9 (Ninth Density – Single Family Residential); and,
(H) R9 - (HOLD - Ninth Density – Single Family Residential)
2. By-law 90-81, as amended, is hereby further amended as follows:
 - 2.1 The Holding provision (H) applying to all lands shown on Schedule 'A' to this By-law shall not be removed until:
 - i) A subdivision/development agreement with the Town has been executed.
3. All other provisions of By-law 90-81, 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
25TH DAY OF NOVEMBER, 2008.

KIMBERLEY KITTINGHAM
TOWN CLERK

FRANK SCARPITTI
MAYOR



DEVELOPMENT SERVICES COMMISSION

A BY-LAW TO AMEND BY-LAW 90-81



BOUNDARY OF AREA COVERED BY THIS BY-LAW
ZONE BOUNDARY

RD RESIDENTIAL DEVELOPMENT

R9 NINTH DENSITY-SINGLE FAMILY RESIDENTIAL

(H) HOLDING PROVISION

THIS IS SCHEDULE 'A' TO BY-LAW 2008-249
PASSED THIS 25TH DAY NOV., 2008

Paul Scarpitta MAYOR
[Signature] 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: NTS