

CITY OF MARKHAM

OFFICIAL PLAN AMENDMENT NO. XXX

To amend the City of Markham Official Plan 2014, as amended.

(Weins Canada Inc.)

(June 2017)

CITY OF MARKHAM
OFFICIAL PLAN AMENDMENT NO. XXX

To amend the City of Markham Official Plan 2014, as amended.

This Official Plan Amendment was adopted by the Corporation of the City of Markham, By-law No. _____ - ____ in accordance with the Planning Act, R.S.O., 1990 c.P.13, as amended, on the 13th day of June, 2017.

Mayor

City Clerk

THE CORPORATION OF THE CITY OF MARKHAM

BY-LAW NO. _____

Being a by-law to adopt Amendment No. XXX to the City of Markham Official Plan 2014, as amended.

THE COUNCIL OF THE CORPORATION OF THE CITY OF MARKHAM, IN ACCORDANCE WITH THE PROVISIONS OF THE PLANNING ACT, R.S.O., 1990 HEREBY ENACTS AS FOLLOWS:

1. THAT Amendment No. XXX to the City of Markham Official Plan 2014, as amended, attached hereto, is hereby adopted.
2. THAT this by-law shall come into force and take effect on the date of the final passing thereof.

READ A FIRST, SECOND AND THIRD TIME AND PASSED THIS 13th DAY OF June, 2017.

CITY CLERK

MAYOR

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PART I - INTRODUCTION

(This is not an operative part of Official Plan Amendment No. XXX)

PART I - I NTRODUCTION

1.0 GENERAL

- 1.1 PART I - INTRODUCTION, is included for information purposes and is not an operative part of this Official Plan Amendment.
- 1.2 PART II - THE OFFICIAL PLAN AMENDMENT, including Schedule "A", attached thereto, constitutes Official Plan Amendment No. XXX. Part II is an operative part of this Official Plan Amendment.

2.0 LOCATION

The Amendment applies to a 1.14 ha (2.83 ac) parcel of land located on the northwest corner of Victoria Park Avenue and Torbay Road, municipally known as 7200 Victoria Park Avenue.

3.0 PURPOSE

The purpose of this Amendment is to permit an office building and accessory automobile sales establishment with associated service and repair uses (excluding autobody paint and repair), car wash facility and showroom within a fully enclosed building, the outdoor storage/display of vehicles and a parking garage.

4.0 BASIS OF THIS OFFICIAL PLAN AMENDMENT

The proposed office is consistent with the intended use for the subject lands established in the South Don Mills (Employment) District, which envisioned high quality industrial and office uses. This amendment is required to permit the accessory uses contemplated as part of the proposed development. The proposed development is more consistent with the 'Service Employment' designation than that of the 'Business Park Employment', and the 'Service Employment' designation is an extension of the designation to the south.

PART II - THE OFFICIAL PLAN AMENDMENT

(This is an operative part of Official Plan Amendment No. XXX)

PART II - THE OFFICIAL PLAN AMENDMENT

1.0 THE OFFICIAL PLAN AMENDMENT

- 1.1 Map 3 – Land Use of the Official Plan 2014, as amended, is hereby amended by redesignating the lands from ‘Business Park Employment’ to ‘Service Employment’ as shown on Schedule “A” attached hereto.

2.0 IMPLEMENTATION AND INTERPRETATION

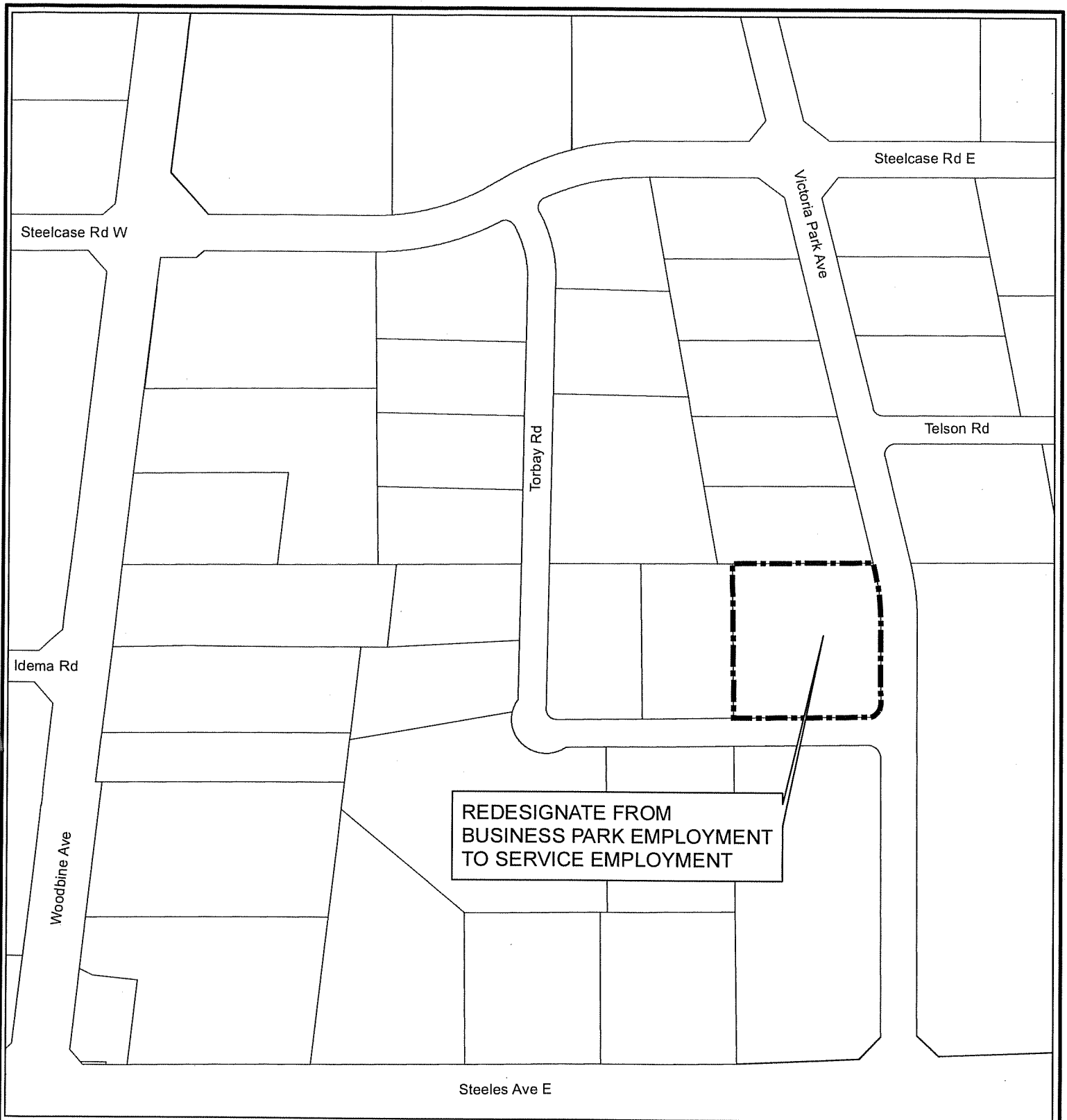
The provisions of the City of Markham Official Plan 2014, as amended, regarding the implementation and interpretation of the Plan, shall apply in regard to this Amendment, except as specifically provided for in this Amendment.

This Amendment shall be implemented by an amendment to the Zoning By-law and site plan approval in conformity with the provisions of this Amendment.

This Amendment to the City of Markham Official Plan 2014, as amended, is exempt from the approval by the York Region. Following adoption, notice of Council’s decision will be given in accordance with the Planning Act, and the decision of Council is final, if a notice of appeal is not received before or on the last day for filing an appeal.

Prior to Council’s decision becoming final, this Amendment may be modified to incorporate technical amendments to the text and map(s). Technical amendments are those minor changes that do not affect the policy or intent of the Amendment. For such technical amendments, the notice provisions of Section 10.7.5 of the City of Markham Official Plan 2014, as amended, shall apply.

(June 2017)



AMENDMENT TO MAP 3 - LAND USE CITY OF MARKHAM OFFICIAL PLAN 2014, as amended

 BOUNDARY OF AREA COVERED BY THIS AMENDMENT

