

Sept. 21, 2020

THE CORPORATION OF THE TOWN OF CALEDON
BY-LAW NO. 20xx-xxx

Being a by-law to amend Comprehensive Zoning By-law 2006-50, as amended, with respect to Part Lot 3, Concession 6 (Albion), being Parts 1 and 2 on Plan 43R-3784, except RO947240, being Parts 1 and 2; Town of Caledon; Regional Municipality of Peel municipally known as 12544 Highway 50

WHEREAS Section 34 of the Planning Act, as amended, permits the councils of local municipalities to pass zoning by-laws for prohibiting the use of land or the erecting, locating or using of buildings or structures for or except for such purposes as may be set out in the by-law;

AND WHEREAS the Council of The Corporation of the Town of Caledon considers it desirable to pass a zoning by-law to permit the use of Part Lot 3, Concession 6 (Albion), being Parts 1 and 2 on Plan 43R-3784, except RO947240, being Parts 1 and 2; Town of Caledon; Regional Municipality of Peel, for commercial purposes.

NOW THEREFORE the Council of The Corporation of the Town of Caledon enacts that By-law 2006-50, as amended, being the Comprehensive Zoning By-law for the Town of Caledon, shall be and is hereby amended as follows:

1. The following is added to Table 13.1:

Zone Prefix	Exception Number	Permitted Uses	Special Standards
CHB	XX (# to be provided by Planning Staff) (By-law 20XX-XX)	<i>Animal Hospital</i> <i>Business Office</i> Convenience Store <i>Drive-Through Service Facility (13)</i> <i>Factory Outlet</i> <i>Farmer's Market</i> <i>Fitness Centre</i> <i>Hotel</i> <i>Industrial Use</i> <i>Merchandise Service Shop</i> <i>Motel</i> Motor Vehicle Body Shop <i>Motor Vehicle Gas Bar</i> <i>Motor Vehicle Rental Establishment</i> <i>Motor Vehicle Repair Facility</i> <i>Motor Vehicle Sales Establishment</i>	Yard, Front (min) 4.3m Yard, Interior Side (min) From the south lot line: 1.0m From the north lot line: 6.6m Building Height (max) 10.79m Planting Strip Widths (min) Along south lot line 1.0m Along west lot line 0.0m Along north lot line 1.5m Landscaping Area (min) 13.0% Planting Strip Width Along a Queuing Lane (min) 0.0m Planting Strip Width Along a Drive-Through Service Facility Adjacent to an EPA zone (min) 0.0m

Zone Prefix	Exception Number	Permitted Uses	Special Standards
		<i>Motor Vehicle Service Centre</i> <i>Motor Vehicle Used Sales Establishment</i> Motor Vehicle Washing Establishment <i>Open Storage Area, Accessory Outside Display or Sales Area, Accessory Parking Lot, Commercial Place of Assembly Place of Entertainment Private Club Restaurant Retail Store, Accessory Warehouse</i>	Driveway Setback (min) From south lot line 1.15m Loading Space Setback from a Streetline (min) 11.5m Queuing Lane Spaces For Motor Vehicle Washing Establishment (min) 6 spaces Queuing Lane Setback from EPA Zone (min) 0.0m Parking Spaces (min) Convenience Store: 1 space per 20 m ²

- Schedule "A", Zone Map 1a of By-law 2006-50, as amended is further amended for Part Lot 3, Concession 6 (Albion), being Parts 1 and 2 on Plan 43R-3784, except RO947240, being Parts 1 and 2; Town of Caledon; Regional Municipality of Peel, from Bolton Highway Commercial (CHB) Zone to Bolton Highway Commercial Exception –XX (CHB-XX) Zone and EPA-1 Zone in accordance with Schedule "A" attached hereto.

Read three times and finally passed in open Council on the XX day of XXXXXX, 20XX.


Allan Thompson, Mayor

....., Clerk

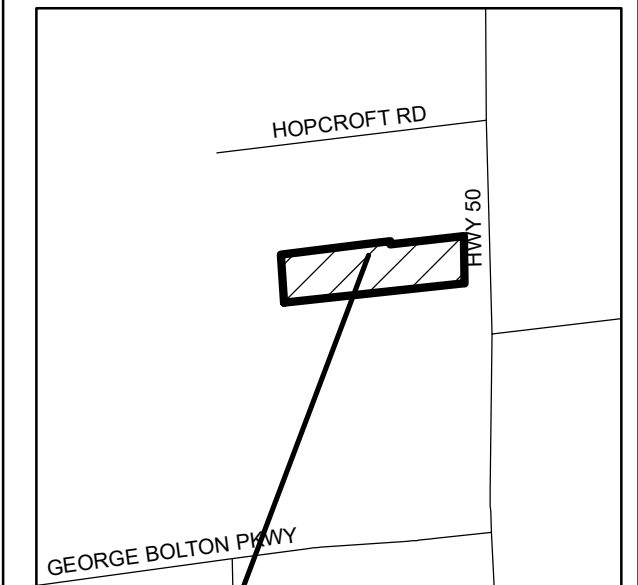
**Schedule A
By-law 2019-XXX**

12544 Highway 50
Town of Caledon,
Regional Municipality of Peel

Legend

-  Lands to be rezoned from Bolton Highway Commercial (CHB) to the zones identified on this Schedule

Key Map



Subject Lands

Date: November 17, 2020

File: RZ 15-08

EPA1

CHB-XXX

