

AMENDMENT NO. 253
TO THE OFFICIAL PLAN FOR
THE TOWN OF CALEDON PLANNING AREA

THE CORPORATION OF THE TOWN OF CALEDON


BY-LAW NO. 2020-84

A by-law to adopt Amendment No. 253 to
the Official Plan for the Town of Caledon,
(Ward 4)


WHEREAS the Council of the Corporation of the Town of Caledon, in accordance with
the provisions of the *Planning Act*, R.S.O. 1990, as amended, HEREBY ENACTS AS
FOLLOWS:

1. Amendment No. 253 to the Official Plan for the Town of Caledon Planning Area shall
be and is hereby adopted.


Enacted by the Town of Caledon Council this 27th day of October, 2020.



Alan Thompson, Mayor



Laura Hall, Acting Town Clerk



THE CONSTITUTIONAL STATEMENT

PART A - THE PREAMBLE - does not constitute part of this amendment.

PART B - THE AMENDMENT - consisting of the following text and Schedule "A" constitutes Amendment No. 253 of the Town of Caledon Official Plan.

AMENDMENT NO. 253

OF THE TOWN OF CALEDON OFFICIAL PLAN

PART A - THE PREAMBLE

Purpose of the Amendment:

The purpose of this Amendment is to amend Schedule "C-3" West Bolton Secondary Plan Area of the Town of Caledon Official Plan by redesignating the lands subject to this Amendment from Environmental Policy Area to Low Density Residential.

Location:

The lands subject to this Amendment, as indicated on the attached Schedule "A", comprise an area of 0.34 ha. The property is lands legally described as Part of Block 307, Plan 43M-1324 designated as Part 1 on 43R-39610; Town of Caledon; Regional Municipality of Peel, and municipally known as 0 Harvest Moon Drive and is located south of Harvest Moon Drive, west of Coleraine Drive, on the east side of Jack Kenny Court in Bolton.

Basis:

The basis for this Amendment is contained in Staff Report 2020-0254, as adopted by Planning and Development Committee on September 22, 2020 and ratified by Council on September 29, 2020. The applicant, Paul A. King Planning and Development Consultant, on behalf of 1361605 Ontario Limited and Peter Halmos, has requested an amendment to the Town of Caledon Official Plan to redesignate the lands to permit the development of a 7 lot residential plan of subdivision.

The lands subject to the proposed subdivision are located within the settlement boundary of the Rural Service Centre of Bolton and are designated Low Density Residential and Environmental Policy Area on Schedule 'C-3' West Bolton Secondary Plan within the Town of Caledon Official Plan. The lands subject to this amendment are designated Environmental Policy Area and surround a Town-owned stormwater management pond. The lands were deemed to be surplus lands and were sold to Peter Halmos. The proposed residential development will complete an existing residential street and the associated Low Density Designation is consistent with the surrounding land uses.

The applicant has submitted Official Plan Amendment, Draft Plan of Subdivision and Zoning By-law Amendment applications, including various technical studies in support of the proposed applications. The Official Plan Amendment proposes to redesignate the lands from Environmental Policy Area to Low Density Residential. The applications have been circulated to internal departments and external agencies and a public meeting pursuant to the *Planning Act* was held on December 13, 2016. Planning staff has reviewed this application and is of the opinion that the proposed amendment is consistent with the Provincial Policy Statement and conforms to the policies of the A Place to Grow Plan, Region of Peel Official Plan and Town of Caledon Official Plan.

PART B - THE AMENDMENT

This part of the document, entitled "Part B - The Amendment", and consisting of the following text constitutes Amendment No. 253 of the Town of Caledon Official Plan.

Details of the Amendment

The Town of Caledon Official Plan is amended as follows:


1. "Schedule C-3" West Bolton Secondary Plan Area of the Town of Caledon Official Plan shall be amended for the lands municipally known as 0 Harvest Moon Drive, Bolton, from Environmental Policy Area to Low Density Residential, in accordance with Schedule "A" attached hereto.

Implementation and Interpretation

The implementation and interpretation of this Amendment shall be in accordance with the policies of the Town of Caledon Official Plan.

SCHEDULE A

OPA 253

 Subject Lands
Lands to be designated
Low Density Residential

0 Harvest Moon Drive
Part of Block 307, Plan 43M-1324
designated as Part 1 on 43R-39610;
Town of Caledon,
Regional Municipality of Peel

