

**THE CORPORATION OF THE TOWN OF CALEDON
BY-LAW NO. 2014- xxx**

Being a by-law to amend Comprehensive Zoning By-law 2006-50, as amended,
with respect to, Part of Lot 9, Concession 8 (Albion)
Town of Caledon, Regional Municipality of Peel.

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 of Lot 9, Concession 8, (Albion) Town of Caledon, Regional Municipality of Peel, for residential 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:

SEP 16 2014
PLANNING DEPARTMENT

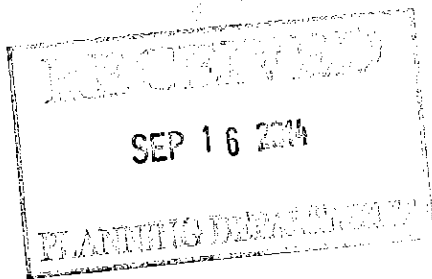
- The following is added to Table 13.1:

Zone Prefix	Exception Number	Permitted Uses	Special Standards
RT	XX (#'s to be provided by Planning Staff)	Dwelling, Common Element Townhouse	Lot Areas (Minima) Per dwelling unit 165m2 Lot Frontages (Minima) Common Element Townhouse Dwelling on a corner lot 7.5m Building Area (Maximum) 50% Yards (Minima) Front (a)Wall of Main Building 6m (b)Wall of attached private Garage 6m Interior Side Yards (Minimum) Main building 1.5m Rear Yard (Minimum) 6.5m Building Separation (Minimum) Between buildings on adjacent lots 1.8m

Zone Prefix	Exception Number	Permitted Uses	Special Standards
			Visitor Parking Requirement Visitor parking shall not be located in any exclusive use area
EPA2	X		Lot Area (Minimum) Nil
R1	X		Lot Areas (Minima) 450m2 Lot Frontage (Minimum) 11m Building Area (Maximum) 45% Yards: Front Yard (Minimum) 6m Interior Side Yards (Minimum) 1.2m

2. Schedule "A", Zone Map 1d of By-law 2006-50, as amended, is further amended for Part of Lot 9, Concession 8 (Albion), Town of Caledon, Regional Municipality of Peel, from Open Space - OS and Environmental Policy Area 2 to Residential Townhouse Exception XX (RT- XX), Residential One Exception X (R1-X), Environmental Policy Area 2 Exception (EPA2-X), EPA2, EPA1-403 and OS in accordance with Schedule "A" attached hereto.

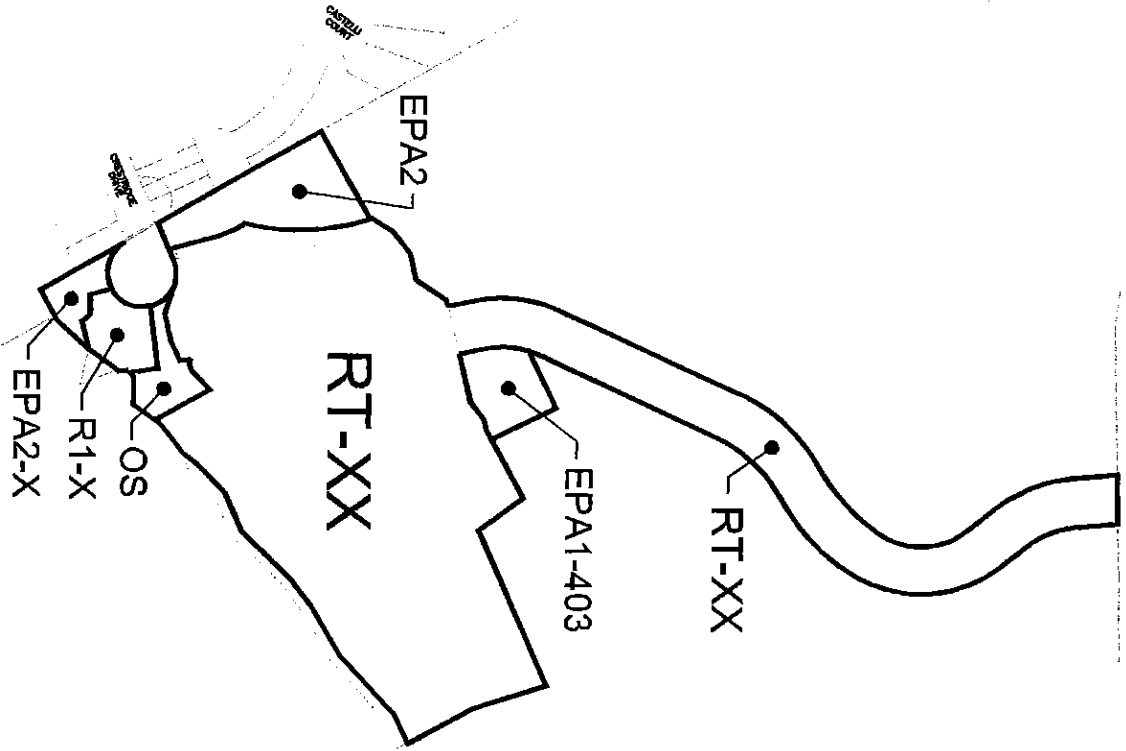
Read three times and finally passed in open Council on the XX day of XXXXXX, 2014.



Marolyn Morrison, Mayor

Clerk

KING ALBION ROAD




SCHEDULE "A" ZONING BY-LAW

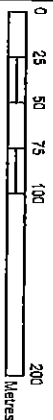
No. 2014-___

HIGHLANDS OF BOLTON
Part of Lot 9
Concession 8
Town of Caledon
Regional Municipality of Peel

LEGEND

 Subject Lands to be rezoned from
Open Space (OS) and Environmental
Policy Area 2 (EPA2) to the Zone
Identified on this Schedule

SEP 16 2014



Date: August, 2014