

THE CORPORATION OF THE TOWN OF CALEDON
BY-LAW NO. 2018-___

Being a by-law to amend Comprehensive Zoning By-law 2006-50, as amended,
with respect to **Part Lot 19, Concession 1**,
Town of Caledon, Regional Municipality of Peel,
municipally known as **15717 Airport Road**

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 19, Concession 1**, Town of Caledon, Regional Municipality of Peel, for **residential and amenity** 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
R1	XX (# to be provided by Planning Staff) (<insert by-law #>)	Dwelling, Detached Park Stormwater Management Facility Apartment, Accessory Day Care, Private Home Home Occupation	i) Minimum lot area: 310 m ² Minimum lot frontage: 11.6 m Front Yard (minimum): 6.0 m Exterior Side Yard (minimum): 1.2 m Interior Side Yard (minimum): 1.2 m Rear Yard (minimum): 7.5 m
R2	XX	Dwelling, Detached Park Stormwater Management Facility Apartment, Accessory Day Care, Private Home Home Occupation	i) Minimum lot area: 310 m ² Minimum lot frontage: 9.75 m Front Yard (minimum): 6.0 m Exterior Side Yard (minimum): 1.2 m Interior Side Yard (minimum): 1.2 m Rear Yard (minimum): 7.5 m
R2	YY	Condominium, Detached	Performance standards to be determined

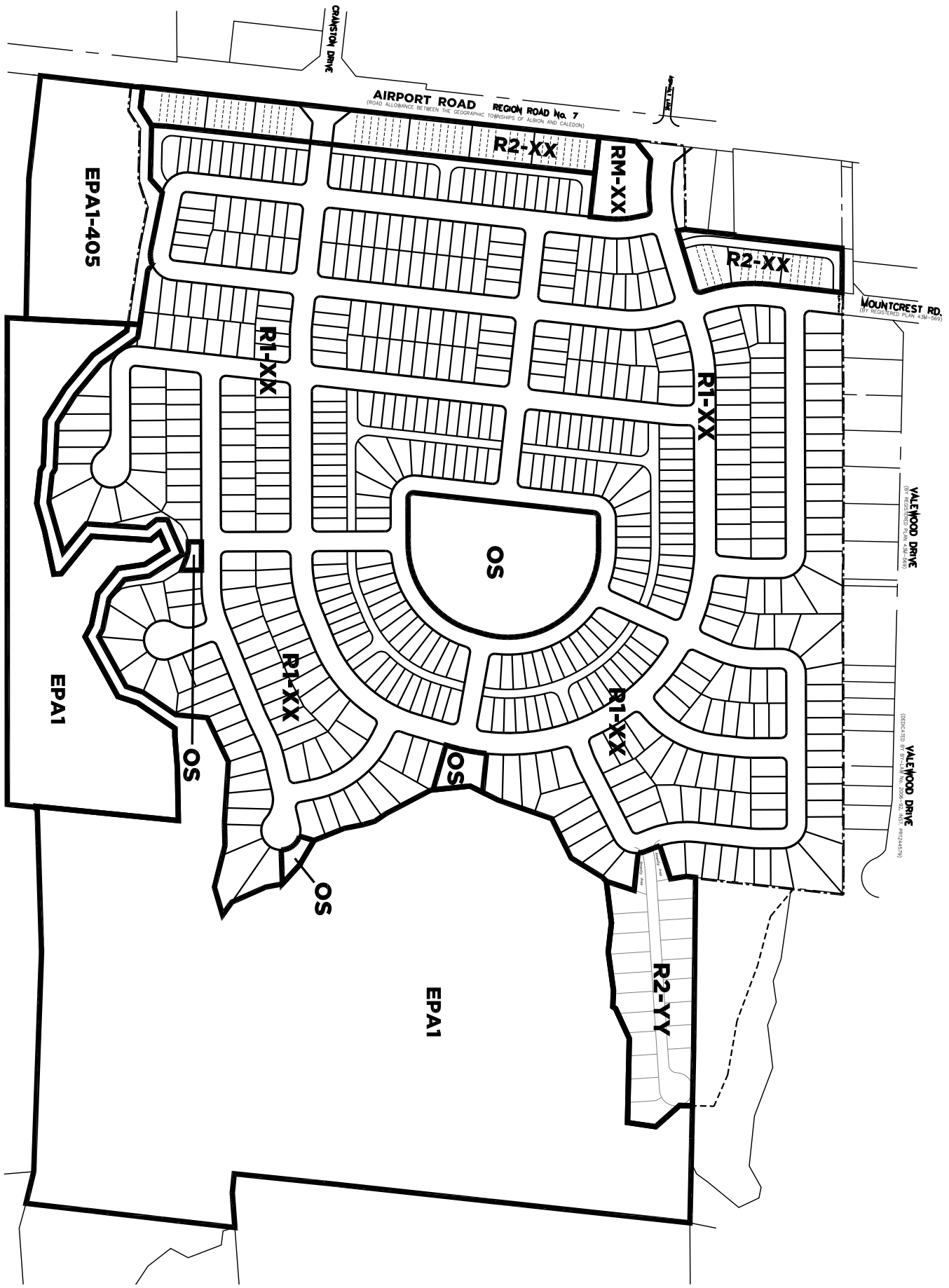
Zone Prefix	Exception Number	Permitted Uses	Special Standards
RM	XX	Building, Apartment Building, Apartment, Senior Citizens	Performance Standards to be determined
EPA1		Natural Hazard/Buffer Lands	Refer to parent By-law
EPA1	405	Stormwater Management Facility	Refer to parent By-law
OS	N/A	Park	None

- Schedule "A", Zone Map 36b of By-law 2006-50, as amended is further amended for Part Lot 19, Concession 1, Town of Caledon, Regional Municipality of Peel, from Agricultural (A1), Agricultural – Oak Ridges Moraine (A1-ORM), and EPA2-ORM (Environmental Policy Area 2 – Oak Ridges Moraine) to R1-XX (Residential One), R2-XX (Residential Two), R2-YY (Residential Two), RM-XX (Multiple Residential), EPA1 (Environmental Policy Area 1), EPA1-405 (Environmental Policy Area 1) and OS (Open Space) 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

Carey deGorter, Clerk



AIRPORT ROAD REGION ROAD No. 7
(ROAD ALLOWANCE BETWEEN THE GEOGRAPHIC TOWNSHIPS OF ALBION AND CALEDON)

MOUNTCREST RD.
(BY RESOLUTION 74-131-669)

VALEWOOD DRIVE
(BY RESOLUTION 74-131-669)

VALEWOOD DRIVE
(BY RESOLUTION 74-131-669)

CRANSTON DRIVE

EPA1-405

R2-XX

RM-XX

R2-XX

R1-XX

R1-XX

OS

EPA1

R1-XX

R1-XX

OS

OS

OS

R2-YY

EPA1

SCHEDULE "A"

To By-law 2018-

LEGEND

--- Boundary of Subdivision
 - - - - - Zone Boundary

- OS Open Space
- EPA1-405 Stormwater Management Facility
- EPA1 Natural Hazard/Buffer Lands
- R1-XX Residential One Zone
- R2-XX Residential Two Zone (Townhouses)
- R2-YY Residential Two Zone (Condominium Singles)
- RM-XX Multiple Residential Zone



Part of Lot 19, Concession 1
 (Geographic Township of Albion)
 Town of Caledon
 Region of Peel



TOWN OF CALEDON
 PLANNING DEPARTMENT