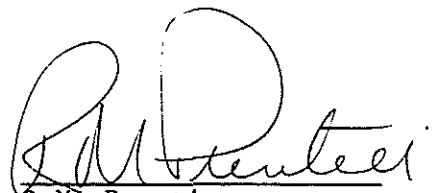


I, ROBERT M. PRENTICE, Deputy Town Clerk of The Corporation of the Town of Vaughan in the Regional Municipality of York, do hereby certify that the attached is a true copy of Amendment Number 255 to the Official Plan of the Vaughan Planning Area which was ordered by the Ontario Municipal Board - Board Order (O 870003, O 870004, O 870005 and O 870025) on the 11th day of September, 1987.



R.M. Prentice
Deputy Town Clerk
Town of Vaughan

DATED at the Town of Vaughan
this 21st day of December, 1987.

THE CORPORATION OF THE TOWN OF VAUGHAN

BY-LAW NUMBER 368-87

A By-law to designate an Official Plan Amendment Number for an amendment to the Official Plan of the Vaughan Planning Area, as effected by the Ontario Municipal Board.

The Corporation of the Town of Vaughan ENACTS AS FOLLOWS:

1. THAT an Official Plan Amendment of the Vaughan Planning Area, as effected by an Order of the Ontario Municipal Board, dated September 11th, 1987, File Numbers 0 870003, 0 870004, 0 870005 and 0 870025, is hereby designated as Official Plan Amendment Number 255 and is attached hereto.

READ a FIRST and SECOND time this 19th day of October, 1987.

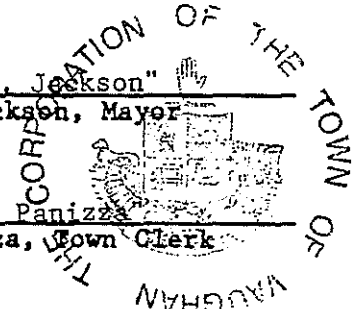
"L.D. Jackson"
L. D. Jackson, Mayor

"R. Panizza"
R. Panizza, Town Clerk

READ a THIRD time and finally passed, this 19th day of October, 1987.

"L.D. Jackson"
L. D. Jackson, Mayor

"R. Panizza"
R. Panizza, Town Clerk

The seal of the Corporation of the Town of Vaughan is circular. It features a central emblem with a hand holding a scale, surrounded by a wreath. The text "CORPORATION OF THE TOWN OF VAUGHAN" is written around the perimeter of the seal.



(1) O 870003 Z 860018 (5)
(2) O 870004 Z 860022 (6)
(3) O 870005 Z 860044 (7)
(4) O 870025

Ontario Municipal Board

SCHEDULE "A"

to the decision of the Ontario Municipal Board
dated the 11th day of September, 1987.

AMENDMENT NO. 255
TO THE OFFICIAL PLAN
OF THE
VAUGHAN PLANNING AREA

Amendment Number 255 to the Official Plan of the Vaughan Planning Area consists of Section III of the text entitled DETAILS OF THE ACTUAL AMENDMENT AND POLICIES RELATIVE THERETO and Schedule "A" entitled SCHEDULE "A" TO AMENDMENT NO. 255

Other sections of the text and Appendix 1, Existing Land Use, are included for information purposes only.

I. PURPOSE

The purpose of this amendment is to add apartments to the list of uses permitted in the Mixed Commercial/Residential Area for the lands shown as "Lands Subject to Amendment No. 255" on the attached Schedule "A". The purpose is also to permit a maximum residential density of 124 units per hectare instead of the current maximum of 59 units per hectare.

II. LOCATION

This Amendment applies to lands lying south of Clark Avenue between Yonge Street and Joanna Crescent, located within Part of Lots 27 & 28, Concession 1, in the Town of Vaughan, and further described as being Part of Lot 2, Registrar's Compiled Plan 9685, Block 124 on Plan M-2005, and Block 1 on Plan 65M-2160. The said lands comprise approximately 4.9 hectares and are shown as Lands Subject to Amendment No. 255 on Schedule "A" and are hereafter referred to as the "Subject Lands".

III. DETAILS OF THE ACTUAL AMENDMENT AND POLICIES RELATIVE THERETO

The Thornhill-Vaughan Community Plan (being part of the Official Plan for the Vaughan Planning Area) is hereby amended by adding the following Section 2.2.3.7.d):

- d) Notwithstanding the provisions of Section 2.2.3.7.b), Appendix 'C', and any other provisions of this Plan to the contrary, the following shall apply to the lands shown as "Lands Subject to Amendment No. 255" on Schedule "A" attached to Amendment No. 255 to the Official Plan of the Vaughan Planning Area.
- i) maximum residential density shall be 124 units per hectare
 - ii) permitted uses shall include apartments
 - iii) until such time as development occurs on that portion of the lands described as Block 124, Registered Plan M-2005, the remaining lands shall be permitted to develop with only a single access to Yonge Street.
 - iv) maximum amount of commercial gross floor area shall not exceed 2700m².

IV. IMPLEMENTATION

It is intended that the policies in the Official Plan of the Vaughan Planning Area pertaining to the "Subject Lands" shall be implemented through amendment to the Town of Vaughan Restricted Area (Zoning) By-law, and the execution of site plan agreements.

V. INTERPRETATION

The provisions of the Official Plan of the Vaughan Planning Area, as amended from time to time, regarding the interpretation of that plan, shall apply with respect to this Amendment.

:w:jg:84.4461.do.amend.op.vaughan

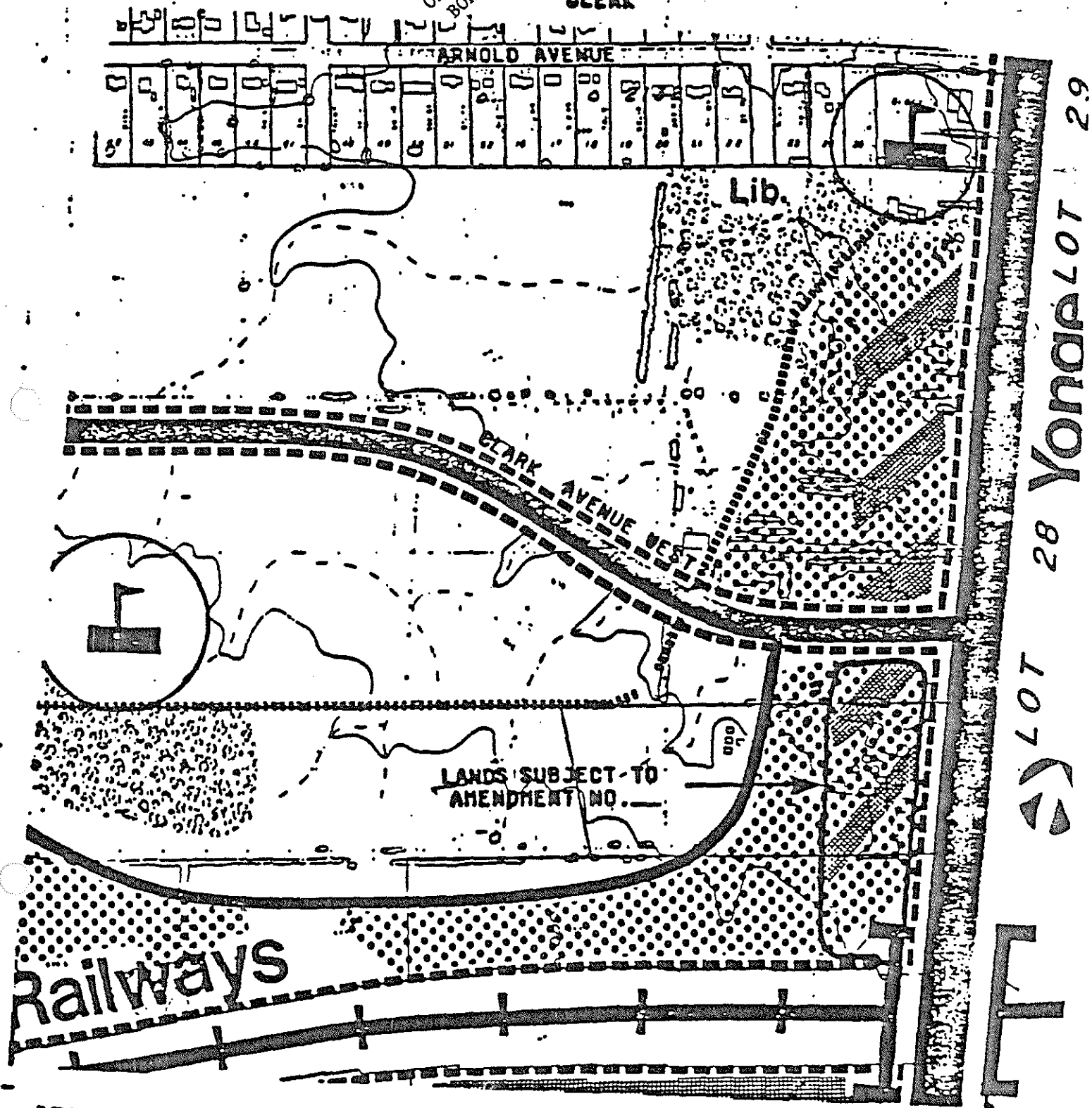
THIS SCHEDULE "A"
 TO AMENDMENT No. 255
 ADOPTED THE ___ DAY OF ___ 198__

Part of Lots 27 and 28, Commission 1, Town of St.

ONLINE TO MUNICIPAL
 BOARD ORDER

MAYOR

CLERK



LEGEND

RESIDENTIAL

- Low Density
- Medium Density

INSTITUTIONAL

- Public Elementary School
- Library

ROADS

- Provincial Highway
- Minor Arterial
- Residential Collector

COMMERCIAL

- General Commercial
- Mixed Commercial & Residential
- OPEN SPACE
- RESIDENTIAL NEIGHBOURHOOD
- PEDESTRIAN SYSTEM









Scale in feet



EXISTING LAND USE

OFFICIAL PLAN AMENDMENT No. 255 TOWN OF VAUGHAN

LEGEND

-  Limits of this Amendment
-  Residential (Single Family and Semi-Detached)
-  Townhouses
-  Apts
-  Commercial
-  Parks & Open Space
-  Institutional
-  Vacant

Date - June 11, 1987

Scale in metres

