

THE OFFICIAL PLAN
FOR THE
TOWN OF ORANGEVILLE

AMENDMENT NO. 50

The attached map and explanatory text, constituting Amendment No. 50 to the Official Plan for the Town of Orangeville was adopted by the Council of the Corporation of the Town of Orangeville, under the provisions of Section 21 of the Planning Act, R.S.O. 1990, Ch. P13,

on the 23rd day of September, 1996.

Mary T. Rose
Head of Council

Linda J. McLean
Clerk

22-OP-3592-050

CERTIFIED A TRUE COPY OF
THE ORIGINAL DOCUMENT.

.....C. Johns.....
Rep. CLERK

DECISION

With respect to an Official Plan Amendment
Subsection 17(34) of the Planning Act

I hereby propose to approve all of proposed Amendment No. 50 to the Official Plan for the Town of Orangeville adopted by By-law No. 86-96 subject to the following modifications:

1. **Part B - The Amendment**, Item 1, is hereby amended by deleting the word "amending" in the first line and replacing it with the words "reducing the extent of".
2. **Part B - The Amendment** is hereby amended by adding a new item as follows:
 - "3. Schedule "D", the Roads Plan, is hereby amended by removing the reference to policy E8.3 from the map and from the key."

Dated at Toronto this 29th of October, 1996



Vincent Fabilli
Manager
Provincial Planning Services Branch
Ministry of Municipal Affairs and Housing

**THE OFFICIAL PLAN
FOR THE
TOWN OF ORANGEVILLE
AMENDMENT NO. 50**

PART A - THE PREAMBLE

1. Purpose of the Amendment

The purpose of the amendment is to permit institutional uses within the area of the subject lands, and to delete an existing policy relating to the protection of the alignment of the South Arterial Road.

2. Location

This amendment applies to an 11.5 ha (28.4 acre) parcel of land located at the northwest corner of C Line and Town Line. The parcel straddles the future South Arterial Road.

3. Basis of the Amendment

The subject lands are currently subject to the following site-specific policy

"That within the area identified on the Land Use Schedule and situated in Part of Lot 1, Concession C, no Draft Plan of Subdivision shall be draft-approved until such time as the alignment of the West side Arterial [now replaced by the South Arterial Road] has received the necessary approvals under The Environmental Assessment Act, if required or other applicable legislation. At such time as the alignment is approved, development for industrial purposes will be permitted without further amendment to this Plan."

"To implement this policy, the lands shown on Schedule "A" shall be zoned in an appropriate industrial holding category, using the symbol "H", pursuant to Section 35 of The Planning Act, R.S.O., 1983. This Holding category will be removed when the necessary approvals for the alignment, referred to above, have been obtained. The industrial zone provisions shall then apply."

Since the alignment of the South Arterial Road has received the necessary approvals under the Environmental Assessment Act, the above paragraphs are now

redundant and can be deleted. The alignment can be protected, as required, through appropriate zoning provisions. It is appropriate for the balance of the lands now to be developed.

The amendment would also permit institutional uses in addition to the uses generally allowed by the Industrial designation. None of the permitted institutional uses would have a residential component. This site would be suited to the specified institutional uses given its location at the edge of the industrial area, with exposure to two major roads.

PART B - THE AMENDMENT

The Official Plan for the Town of Orangeville is amended as follows:

1. Schedule "A", the Land Use Plan, is hereby amended by amending the boundaries of the area affected by Section E8.3 in accordance with Schedule "A" hereto.
2. Section E8.3 is hereby amended by substituting the following text for the existing text:

"Notwithstanding the Industrial designation, institutional uses are permitted provided there is no residential accommodation and provided the institutional use occupies a lot that abuts C Line or Townline."

