



TOWN OF ORANGEVILLE

OFFICIAL PLAN AMENDMENT NO. 47

TO THE

ORANGEVILLE PLANNING AREA

FIVE COPIES OF RELATED REPORTS

WHICH WERE AVAILABLE TO THE PUBLIC PRIOR TO THE

ADOPTION OF THE OFFICIAL PLAN AMENDMENT

I, LINDA J. DEAN, CLERK OF THE TOWN OF ORANGEVILLE, HEREBY DECLARE THAT NOTICE OF A PUBLIC MEETING WAS GIVEN IN ACCORDANCE WITH THE PROVISIONS OF SECTION 17(2) OF THE PLANNING ACT, R.S.O. 1990, c.P.13, AS AMENDED. I ALSO DECLARE THAT THE REQUIREMENTS OF GIVING NOTICE OF THE ADOPTION OF AMENDMENT NUMBER 47 HAVE BEEN COMPLIED WITH IN ACCORDANCE WITH SECTION 17(8) OF THE PLANNING ACT, R.S.O. 1990, c.P.13, AS AMENDED.

July 2/96
DATE

Linda J. Dean
CLERK

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PART A - THE PREAMBLE

1. Purpose of the Amendment

The purpose of the amendment is to amend an existing policy (E2.3.8) regarding the provision of food shopping facilities in west Orangeville.

2. Location

This amendment affects the commercial policies applicable to the Town as a whole.

3. Basis of the Amendment

The existing policy (E2.3.8) regarding food shopping in west Orangeville was recommended by Messrs. Sorensen and Dee, who were the Town's consultants for the Commercial Policy Review. The policy was the subject of conflicting interpretations at the Ontario Municipal Board hearing of Official Plan Amendment 39. It was Mr. Sorensen's evidence at the hearing that the statement "simply flags the appropriate future distribution of food shopping facilities, with particular attention to enhancing the availability in the west, as an issue to be considered (and no more) when future supermarket proposals come forward."

To avoid future problems of interpretation, it is appropriate to consider an amendment to the policy which provides more precise direction.

The amended policy encourages the provision of food shopping facilities in west Orangeville, but indicates that market potential for such a facility will not be reserved until such time as a site is designated, zoned and proposed for that purpose.

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PART B - THE AMENDMENT

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

1. Section E2.3.8. is hereby amended by substituting the text in Column 2 for the text in Column 1.

Column 1 (Existing Policy)	Column 2 (Amended Policy)
E2.3.8 In order to provide an appropriate future distribution of food shopping facilities to serve existing and future residents of the Town, proposals for new supermarkets or major expansions of existing supermarkets outside the Central Business District shall be considered in the context of future residential growth areas, with particular attention to enhancing the availability of neighbourhood shopping facilities in the westerly portions of Orangeville.	E2.3.8 Council will encourage the provision of food shopping opportunities in convenience or neighbourhood shopping facilities in west Orangeville to serve existing and future residents in the developing areas west of Blind Line and southwest of C Line. However, until such time as a site in west Orangeville is designated, zoned and proposed for development for a food shopping facility, Council will not attempt to reserve any market potential for such a facility.