



**PLANNING ACT
NOTICE OF THE PASSING OF AN OFFICIAL PLAN AMENDMENT AND
A ZONING BY-LAW BY
THE CORPORATION OF THE CITY OF MISSISSAUGA
BILL 51**

DATE OF NOTICE	July 9, 2014	
OPA NUMBER	OPA 16 (By-law # 0188-2014)	
ZONING BY-LAW NUMBER	0189-2014	
DATE PASSED BY COUNCIL	July 2, 2014	
LAST DATE TO FILE APPEAL	July 29, 2014	
FILE NUMBER	OZ 12/008	Ward 1
APPLICANT	Zelinka Priamo Ltd.	
PROPERTY LOCATION	Southeast corner of Lakeshore Rd. West & Godfrey's Lane	

TAKE NOTICE that the Council of the Corporation of the City of Mississauga passed the above noted Official Plan Amendment and Zoning By-law, under Sections 17 and 34 of the Planning Act, R.S.O., 1990, c.P.13, as amended.

Purpose and Effect of the Official Plan Amendment and Zoning By-law: Is to permit 18 Townhouse Units on a Common element condominium road.

To view the Official Plan Amendment and Zoning By-law in their entirety please visit:

www.mississauga.ca/portal/cityhall/publicnotices, or in person at the Office of the City Clerk, 300 City Centre Drive, 2nd Floor, Mississauga, Ontario.

The Zoning by law shall not come into force until Mississauga Plan (Official Plan) Amendment Number 16 is in full force and effect. A notice of appeal to the Ontario Municipal Board in respect of the by-law must be filed with the Clerk of the City of Mississauga, Attention: Crystal Greer, at the address below, **no later than July 29, 2014.**

The Notice of Appeal must:

- 1) set out reasons for the appeal; and,
- 2) be accompanied by the fee required by the Ontario Municipal Board in the amount of \$125.00 payable by certified cheque or money order to the Minister of Finance, Province of Ontario, and
- 3) be accompanied by an administration fee of \$150.00, payable by Certified Cheque to the Treasurer of City of Mississauga.
- 4) Four (4) copies of the appeal package.

IF YOU WISH TO APPEAL to the OMB a copy of an appeal form is available from the OMB website at www.omb.gov.on.ca.

Only individuals, corporations and public bodies may appeal a by-law to the Ontario Municipal Board. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the City of Mississauga Council or, in the opinion of the Ontario Municipal Board, there are reasonable grounds to add the person or public body as a party.

Diana Rusnov, Deputy Clerk
Legislative Services, Corporate Services Department
905-615-3200 X 5421
300 City Centre Drive,
Mississauga, Ontario L5B 3C1

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THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0188-2014

A by-law to Adopt Mississauga Official Plan Amendment No. 16

WHEREAS in accordance with the provisions of sections 17 or 22 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, Council may adopt an Official Plan or an amendment thereto;

AND WHEREAS, pursuant to subsection 17(10) of the *Planning Act*, the Ministry of Municipal Affairs and Housing ("MMAH") authorized the Regional Municipality of Peel (the "Region") an approval authority, to exempt from its approval any or all proposed Local Municipal Official Plan Amendments;

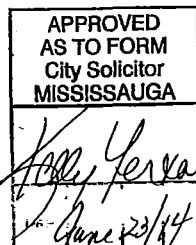
AND WHEREAS, Regional Council passed By-law Number 1-2000 which exempted all Local Municipal Official Plan Amendments adopted by local councils in the Region after March 1, 2000, provided that they conform with the Regional Official Plan and comply with conditions of exemption;

AND WHEREAS, the Commissioner of Public Works for the Region of Peel has advised that, with regard to Amendment No. 16, in his opinion the amendment conforms with the Regional Official Plan and is exempt;

NOW THEREFORE the Council of The Corporation of the City of Mississauga ENACTS as follows:

1. The attached map designated as Map "A" and explanatory text, constitute Amendment No. 16 to Mississauga Official Plan, specifically the Port Credit Character Area Policies of Mississauga Official Plan, of the City of Mississauga Planning Area, are adopted.

ENACTED and PASSED this 2 day of July, 2014.



MAYOR

CLERK



THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0189-2014

A by-law to amend By-law Number 0225-2007, as amended.

WHEREAS pursuant to section 34 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, the council of a local municipality may pass a zoning by-law;

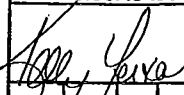
NOW THEREFORE the Council of The Corporation of the City of Mississauga ENACTS as follows:

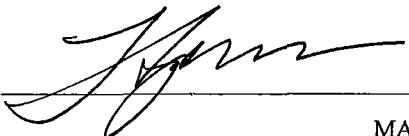
1. By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by adding the following Exception Table:


4.12.2.17	Exception: RM6-17	Map 08	By-law
In a RM6-17 zone the permitted uses and applicable regulations shall be as specified for a RM6 zone except that the following regulations shall apply:			
Regulations			
4.12.2.17.1	Minimum lot area - interior lot	82 m ²	
4.12.2.17.2	Minimum lot area - corner lot	140 m ²	
4.12.2.17.3	Minimum lot frontage - interior lot	6.0 m	
4.12.2.17.4	Minimum lot frontage - corner lot	7.0 m	
4.12.2.17.5	Minimum dwelling unit width	6.0 m	
4.12.2.17.6	Maximum height	4 storeys and 13.0 m	
4.12.2.17.7	Maximum encroachment of a porch or deck inclusive of stairs located at and accessible from the first storey outside the buildable area identified on Schedule RM6-17	1.9 m	
4.12.2.17.8	Maximum encroachment of a balcony outside the buildable area identified on Schedule RM6-17	1.9 m	
4.12.2.17.9	Maximum driveway width	6.0 m	
4.12.2.17.10	"Townhouse Dwelling" means a building or structure not exceeding four (4) storeys in height consisting of more than two (2) attached dwelling units, which are divided vertically above grade by a party wall at least 5.0 m in length and at least 2.0 m in height, and having a yard abutting at least two (2) exterior walls of each dwelling unit		
4.12.2.17.11	All site development plans shall comply with Schedule RM6-17 of this Exception		

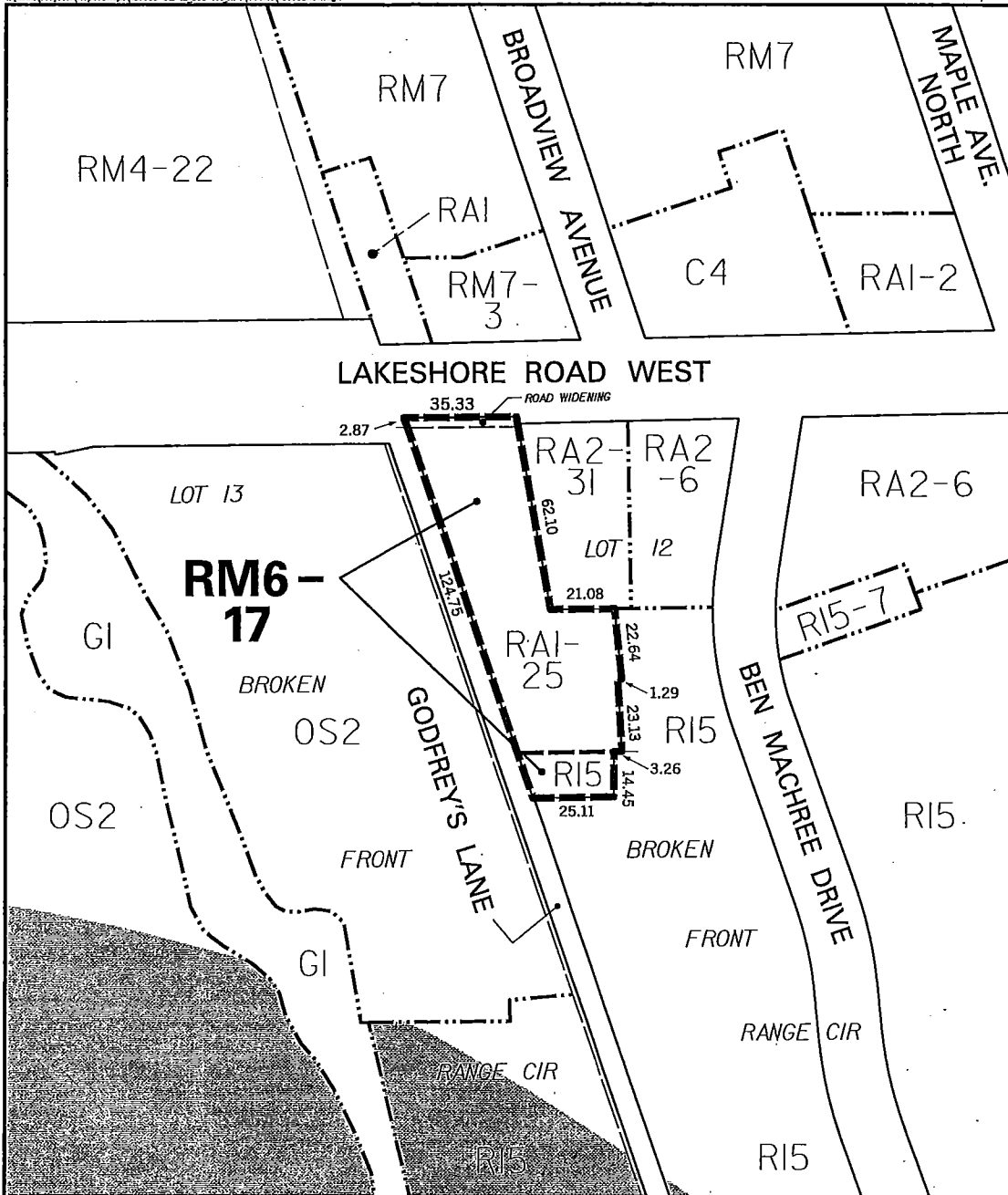
2. Map Number 08 of Schedule "B" to By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by changing thereon from "RA1-25" and "R15" to "RM6-17", the zoning of Part of Block X, Registered Plan I-22, in the City of Mississauga, PROVIDED HOWEVER THAT the "RM6-17" zoning shall only apply to the lands which are shown on the attached Schedule "A", which is deemed to be an integral part of this By-law, outlined in the heaviest broken line with the "RM6-17", zoning indicated thereon.
3. This By-law shall not come into force until Mississauga Official Plan Amendment Number 16 is in full force and effect.

ENACTED and PASSED this 2 day of July 2014.

APPROVED AS TO FORM City Solicitor MISSISSAUGA	
	
Date	<u>June 23/14</u>


MAYOR


CLERK



GREENBELT OVERLAY

This is not a Plan of Survey.
For accurate boundary information
refer to Plan 43R-35558.

CITY OF MISSISSAUGA

THIS IS SCHEDULE "A" TO

BY-LAW 0189-2014

PASSED BY COUNCIL ON

July 2, 2014

APPENDIX "A" TO BY-LAW NUMBER 0189-2014

Explanation of the Purpose and Effect of the By-law

The purpose of this by-law is to permit 18 townhouse units on a common element condominium private road.

This By-law amends the zoning of the property outlined on the attached Schedule "A" from "RA1-25" (Apartment Dwellings - Exception) and "R15" (Detached Dwellings - Port Credit) to "RM6-17" (Townhouse Dwellings on a CEC - Private Road - Exception).

"RA1-25" permits apartment dwellings, long-term care dwellings and retirement dwellings with a minimum floor space index of 0.3 and a maximum floor space index of 0.5.

"R15" permits detached dwellings in Port Credit with a minimum lot area of 460 m², minimum lot frontage of 12 m and a maximum height of 9.2 m.

"RM6-17" permits townhouse dwellings with exceptions to recognize site specific lot areas, lot frontages, setbacks and height.

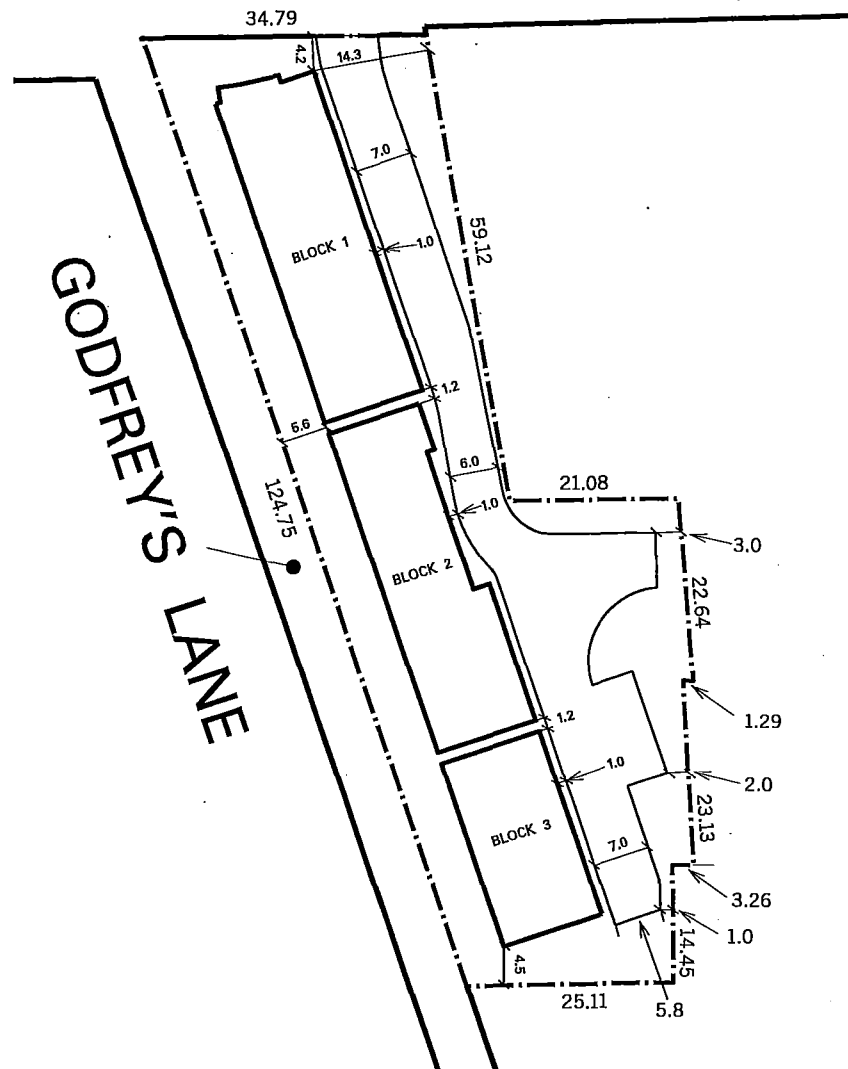
Location of Lands Affected

Southeast corner of Lakeshore Road West and Godfrey's Lane, in the City of Mississauga, as shown on the attached Map designated as Schedule "A".

Further information regarding this By-law may be obtained from David Breveglieri of the City Planning and Building Department at 905-615-3200 ext. 5551.

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LAKESHORE ROAD WEST



BUILDABLE AREA

This is not a Plan of Survey.



THIS IS SCHEDULE " RM6-17 "

AS ATTACHED TO BY-LAW 0189-2014

PASSED BY COUNCIL ON July 2, 2014