



**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 2, 2015	
OPA NUMBER	OPA 5 (By-law 0167-2015)	
ZONING BY-LAW NUMBER	0168-2015	
DATE PASSED BY COUNCIL	June 24, 2015	
LAST DATE TO FILE APPEAL	July 21, 2015	
FILE NUMBER	OZ 13/021	Ward 11
APPLICANT	Glen Schnarr & Associates Inc.	
PROPERTY LOCATION	South Side of Derry Rd. West, east of McLaughlin Rd.	

**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.

**An explanation of the Purpose and Effect of the Official Plan Amendment Zoning By-law, a description of the lands to which it applies, and/or a key map showing the location of the lands to which it applies, are attached.**

To view the Official Plan Amendment and Zoning By-law in their entirety please visit:  
[www.mississauga.ca/portal/cityhall/publicnotices](http://www.mississauga.ca/portal/cityhall/publicnotices), or in person at the Office of the City Clerk, 300 City Centre Drive, 2<sup>nd</sup> Floor, Mississauga, Ontario.

The Zoning by law shall not come into force until Mississauga Plan (Official Plan) Amendment Number 5 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, 300 City Centre Drive, Mississauga, Ontario L5B 3C1, **no later than July 21, 2015.**

**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](http://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.

Crystal Greer, City Clerk  
Legislative Services,  
Corporate Services Department  
905-615-3200 X 5421

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Combined.doc



THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0167-2015

A by-law to Adopt Mississauga Official Plan Amendment No. 5

WHEREAS in accordance with the provisions of sections 17 or 22 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, (the "*Planning Act*") 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;

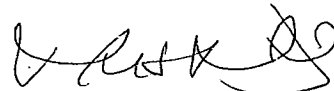
AND WHEREAS, the Commissioner of Public Works for the Region of Peel has advised that, with regard to Amendment No. 5, in his or her opinion the amendment conforms with the Regional Official Plan and is exempt;

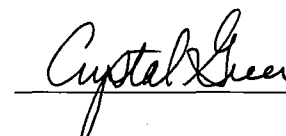
NOW THEREFORE the Council of The Corporation of the City of Mississauga ENACTS as follows:

1. The following text and Maps "A", "B", "C", "D" and "E" attached constitute Amendment No. 5 to Mississauga Official Plan, specifically the Meadowvale Village Neighbourhood Character Area Policies of Mississauga Official Plan, of the City of Mississauga Planning Area, are adopted.

ENACTED and PASSED this 24 day of June, 2015.

APPROVED AS TO FORM City Solicitor MISSISSAUGA			
HJT			
Date	16	6	15

  
\_\_\_\_\_  
ACTING MAYOR

  
\_\_\_\_\_  
CLERK



THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0168-2015

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:

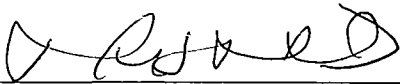
1. By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by adding the following Exception Table:


8.2.3.112	Exception E2-112	Map 44B	Bylaw
In an E2-112 zone the applicable regulations shall be as specified for an E2 zone except that the following uses/regulations shall apply:			
Permitted Uses			
8.2.3.112.1	Lands zoned E2-112 shall only be used for the following:		
	(1)	Medical Office	
	(2)	Office	
	(3)	Restaurant	
	(4)	Convenience Restaurant	
	(5)	Take-out Restaurant	
	(6)	Commercial School	
	(7)	Financial Institution	
	(8)	Veterinary Clinic	
	(9)	Animal Care Establishment	
	(10)	Banquet Hall/Conference Centre/Convention Centre	
	(11)	Animal Boarding Establishment	
	(12)	Entertainment Establishment	
	(13)	Recreational Establishment	
	(14)	Private Club	
Regulation			
8.2.3.112.2	Minimum separation distance from the outdoor facilities accessory to an animal boarding establishment to the closest lot line of a Residential Zone		100.0 m

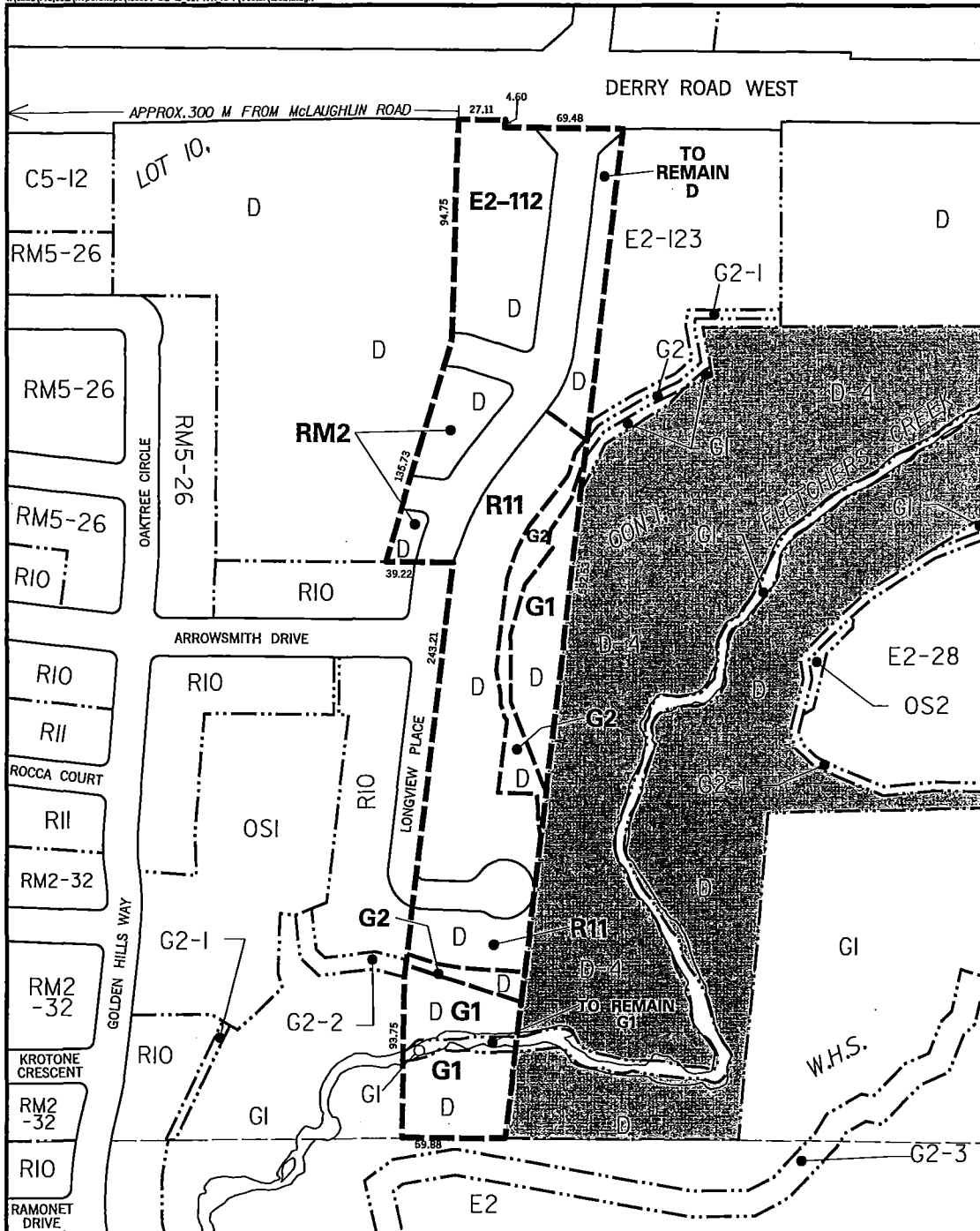
2. Map Number 44E of Schedule "B" to By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by changing thereon from "D" to "R11", "RM2", "E2-112", "G1", "G2" and "D" the zoning of Part of Lot 10, Concession 1, West of Hurontario Street, in the City of Mississauga, PROVIDED HOWEVER THAT the "R11", "RM2", "E2-112", "G1", "G2" and "D" 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 "R11", "RM2", "E2-112", "G1", "G2" and "D" zoning indicated thereon.
3. This By-law shall not come into force until Mississauga Official Plan Amendment No. 5 is in full force and effect.

ENACTED and PASSED this 24 day of June 2015.

APPROVED AS TO FORM City Solicitor MISSISSAUGA			
MJT			
Date	16	6	15

  
\_\_\_\_\_  
ACTING MAYOR

  
\_\_\_\_\_  
CLERK



0 30 60 90 120  
metres



GREENBELT OVERLAY

This is not a Plan of Survey. For accurate boundary information refer to Plan 43R-35722.

THIS IS SCHEDULE "A" TO

BY-LAW 0168-2015

PASSED BY COUNCIL ON

June 24 2015

CITY OF MISSISSAUGA

## APPENDIX "A" TO BY-LAW NUMBER 0168-2015

### Explanation of the Purpose and Effect of the By-law

The purpose of this By-law is to permit 37 detached dwellings, 8 semi-detached dwellings, rezone valleylands to Greenbelt, and continue to permit the existing animal boarding establishment in a new location on the site.

This By-law amends the zoning of the property outlined on the attached Schedule "A" from "D" (Development) to "R11" (Detached Dwellings - Garage Control Lots), "RM2" (Semi-Detached Dwellings), "E2-112" (Employment - Exception), "G1" (Greenbelt - Natural Hazards) and "G2" (Greenbelt - Natural Features).

"D" permits a building or structure legally existing on the date of passing of this By-law and the existing legal use of such building or structure.

"R11" permits 37 detached dwellings.

"RM2" permits 8 semi-detached dwellings.

"E2-112" permits business employment uses including an animal boarding establishment.

"G1" permits flood control, stormwater management, erosion management and natural heritage features and areas conservation.

"G2" permits natural protection area, and natural heritage features and areas conservation.

A portion of vacant land will remain "D" pending a future development proposal with the lands to the east.

### Location of Lands Affected

South side of Derry Road West, east of McLaughlin Road, 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 Stephanie Segreti of the City Planning and Building Department at 905-615-3200 ext. 5531.

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