

Bill No. 422  
2013

By-law No. C.P.-1284(tl)- \_\_\_\_

A by-law to amend the Official Plan for the City of London, 1989 relating to 611, 613, 615, 617 and 619 Oxford Street East.

The Municipal Council of The Corporation of the City of London enacts as follows:

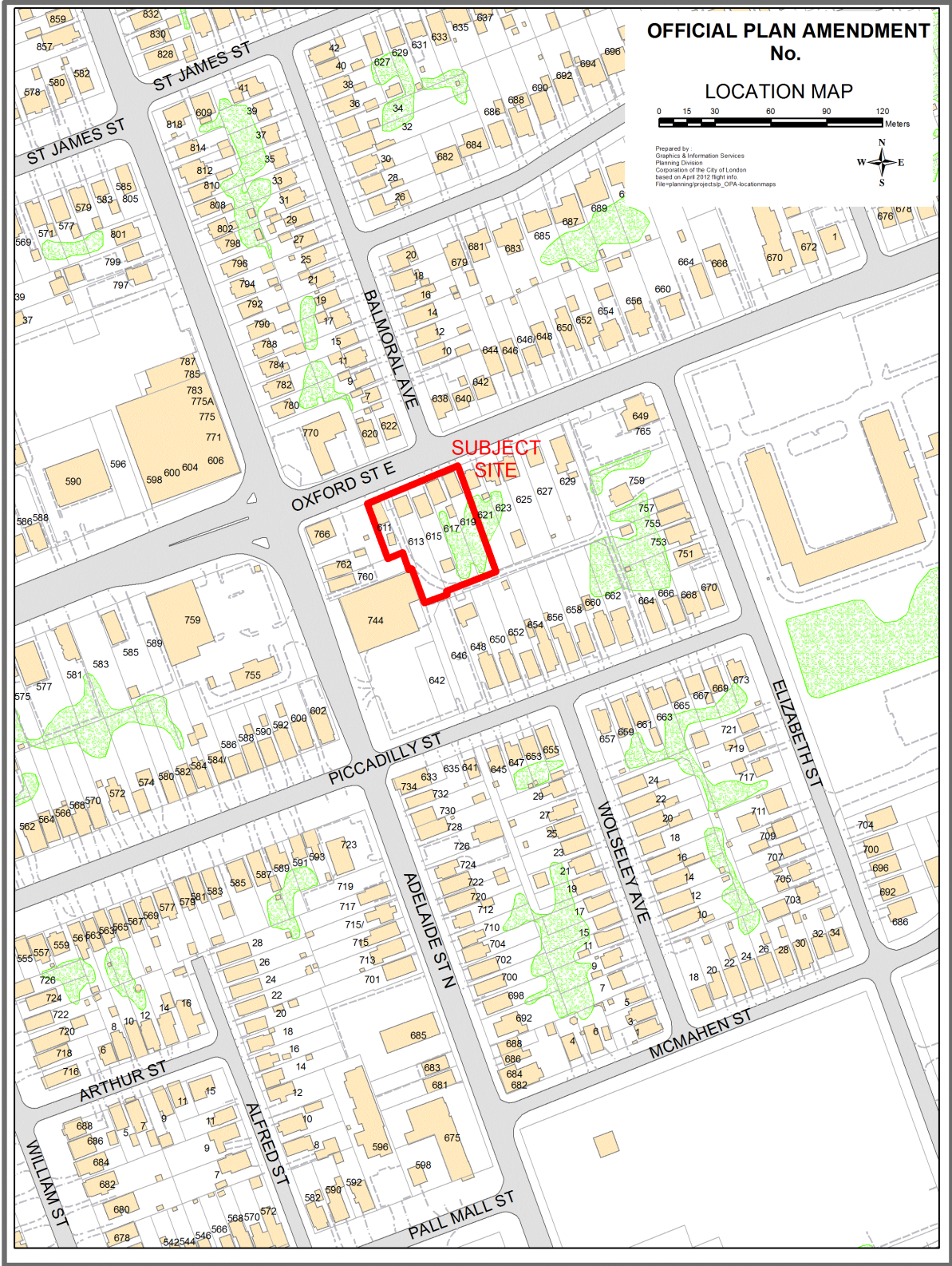
1. Amendment No. 560 to the Official Plan for the City of London Planning Area – 1989, as contained in the text attached hereto and forming part of this by-law, is adopted.
2. This by-law shall come into effect in accordance with subsection 17(38) of the *Planning Act, R.S.O. 1990, c.P.13*.

PASSED in Open Council on October 1, 2013.

Joe Fontana  
Mayor

Catharine Saunders  
City Clerk

First Reading - October 1, 2013  
Second Reading - October 1, 2013  
Third Reading - October 1, 2013



**AMENDMENT NO. 560**  
**to the**  
**OFFICIAL PLAN FOR THE CITY OF LONDON**

**A. PURPOSE OF THIS AMENDMENT**

The purpose of this Amendment is:

1. To change the designation of certain lands described herein from “Low Density Residential” to “Main Street Commercial Corridor” on Schedule “A”, Land Use, to the Official Plan for the City of London.

**B. LOCATION OF THIS AMENDMENT**

1. This Amendment applies to lands located at 611, 613, 615, 617 and 619 Oxford Street East in the City of London.

**C. BASIS OF THE AMENDMENT**

The subject properties (611 to 619 Oxford Street East, all inclusive) are located within the settlement area and the proposed amendment to change the designation to “Main Street Commercial Corridor” meets the intent of promoting intensification through redevelopment and provides an opportunity to add vitality to the lands at 611 to 619 Oxford Street East by permitting mixed-used development that serves both auto and pedestrian traffic.

The location of the subject lands along Oxford Street East, and its proximity to Adelaide Street North, is consistent with the “Main Street Commercial Corridor” policies of the Official Plan. The planning objectives of Main Street Commercial Corridor provides for the redevelopment of underutilized properties within the corridors for a broad range of mixed-use form of development at a scale, setback and character that is compatible with existing adjacent development, and encourages mixed-use development at a higher intensity to support transit mobility and achieve a diverse mix of land uses.

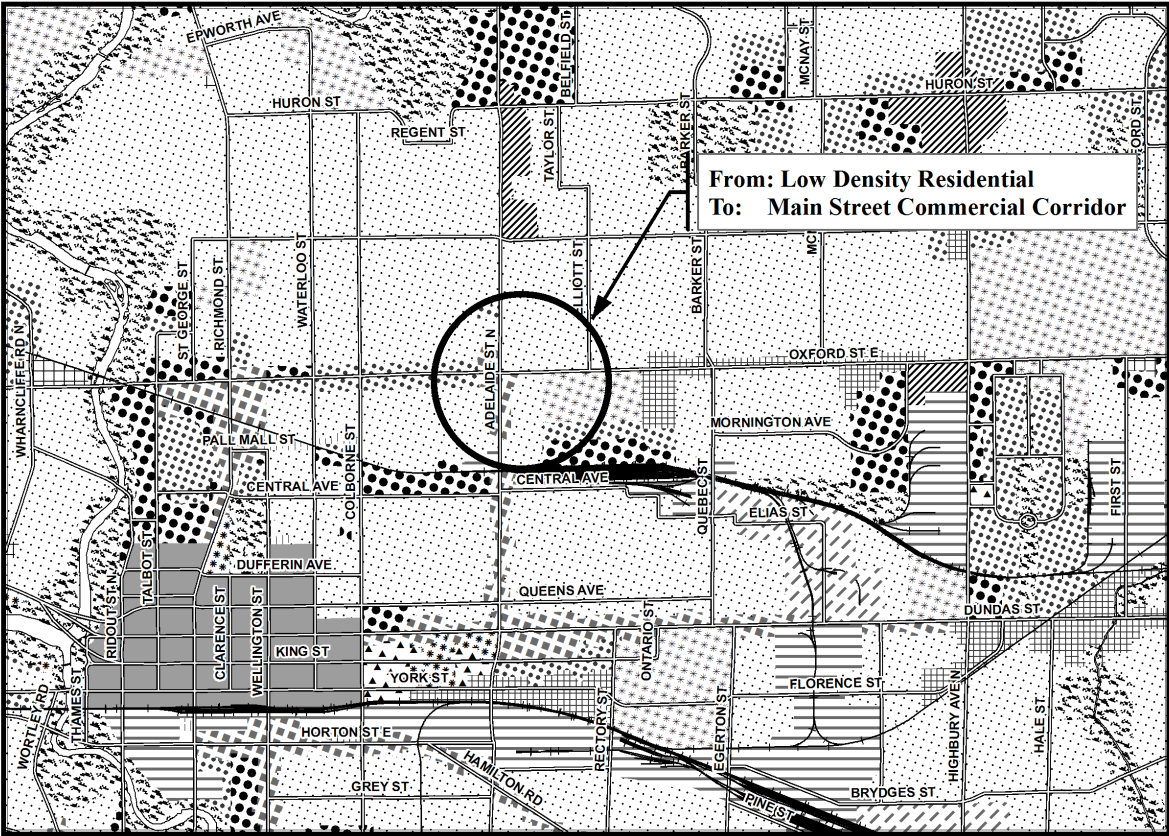
The recommended amendment is consistent with the policies of the *Provincial Policy Statement, 2005 and also with* the Main Street Commercial Corridor policies of the Official Plan.

**D. THE AMENDMENT**

The Official Plan for the City of London is hereby amended as follows:

1. Schedule “A”, Land Use, to the Official Plan for the City of London Planning Area is amended by designating those lands located at 611, 613, 615, 617, and 619 in the City of London, as indicated on “Schedule 1” attached hereto from “Low Density Residential” to “Main Street Commercial Corridor”.

AMENDMENT NO:



Legend

- |  |                                   |
|--|-----------------------------------|
| Downtown                                 | Office Business Park              |
| Enclosed Regional Commercial Node        | General Industrial                |
| New Format Regional Commercial Node      | Light Industrial                  |
| Community Commercial Node                | Regional Facility                 |
| Neighbourhood Commercial Node            | Community Facility                |
| Main Street Commercial Corridor          | Open Space                        |
| Auto-Oriented Commercial Corridor        | Urban Reserve - Community Growth  |
| Multi-Family, High Density Residential   | Urban Reserve - Industrial Growth |
| Multi-Family, Medium Density Residential | Rural Settlement                  |
| Low Density Residential                  | Environmental Review              |
| Office Area                              | Agriculture                       |
| Office/Residential                       | Urban Growth Boundary             |

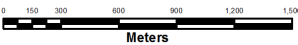
SCHEDULE 1  
TO  
OFFICIAL PLAN

AMENDMENT NO. \_\_\_\_\_

PREPARED BY: Graphics and Information Services



Scale 1:30,000



FILE NUMBER: O-8213

PLANNER: CP

TECHNICIAN: CK

DATE: 2013/07/29

PROJECT LOCATION: e:\planning\projects\p\_officialplan\work\consol\00\amendments\O-8123\mxd\scheduleA\_NEW\_b&w\_8x11.mxd