

Bill No. 56
2024

By-law No. C.P.-1512()-____

A by-law to amend Map 5 of The Official Plan
for the City of London, 2016 relating to 3502
Manning Drive

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

1. Amendment No. ____ to The Official Plan for the City of London Planning Area – 2016, as contained in the text attached hereto and forming part of this by-law, is adopted.

2. This Amendment shall come into effect in accordance with subsection 17(27) or 17(27.1) of the *Planning Act, R.S.O. 1990*, c.P.13.

PASSED in Open Council on February 13, 2024, subject to the provisions of PART VI.1 of the *Municipal Act, 2001*.

Josh Morgan
Mayor

Michael Schulthess
City Clerk

First Reading – February 13, 2024
Second Reading – February 13, 2024
Third Reading – February 13, 2024

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

A. PURPOSE OF THIS AMENDMENT

The purpose of this amendment is to amend Map 5 – Natural Heritage, to The Official Plan for the City of London Planning Area to remove the Valleylands designation from a portion of the site; to designate a portion of the site as Significant Valleylands; to change the designation of the northerly-located Unevaluated Wetland to Wetland; and to delete the westerly-located Wetland.

B. LOCATION OF THIS AMENDMENT

This Amendment applies to lands located at 3502 Manning Drive in the City of London.

C. BASIS OF THE AMENDMENT

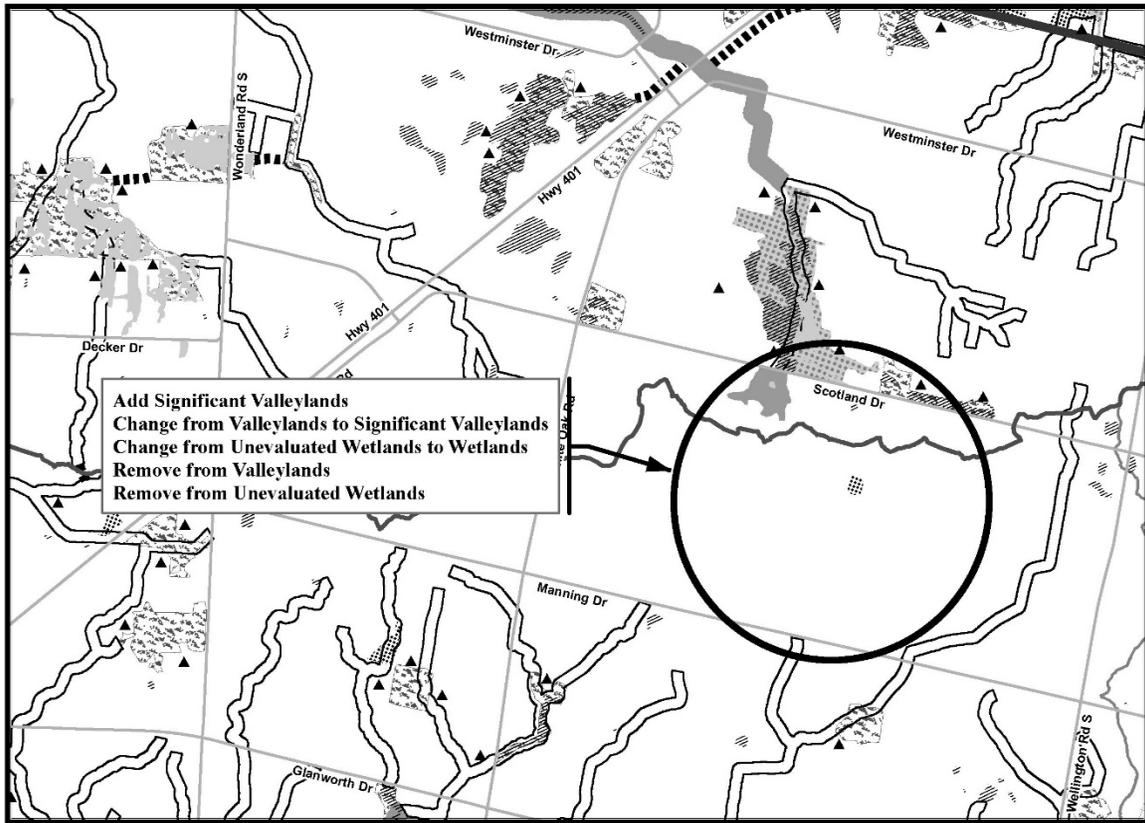
The amendment to Map 5 of The Official Plan reflects the evaluation of potential natural heritage features on the property; protects identified features; and supports the expansion of the W12A landfill on the subject lands.

D. THE AMENDMENT

1. Map 5 – Natural Heritage, to The Official Plan for the City of London Planning Area is amended by changing the natural heritage designations for the lands located at 3502 Manning Drive in the City of London, as indicated on “Schedule 1” attached hereto, and described as follows:
 - i. To delete a portion of the Valleylands designation;
 - ii. To add the Significant Valleylands designation to a portion of the subject lands;
 - iii. To change the designation of the northerly-located wetland FROM an Unevaluated Wetlands TO Wetlands; and,
 - iv. To delete the Unevaluated Wetlands designation for the westerly located feature.

Schedule 1

AMENDMENT NO:



NATURAL HERITAGE SYSTEM

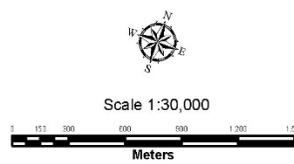
- | | |
|-----------------------------------|--|
| Provincially Significant Wetlands | Areas of Natural and Scientific Interest |
| Wetlands | Environmentally Significant Areas (ESA) |
| Unevaluated Wetlands | Potential ESAs |
| Significant Woodlands | Upland Corridors |
| Woodlands | Potential Naturalization Areas |
| Significant Valley Lands | Unevaluated Vegetation Patches |
| Valley Lands | |

Base Map Features

- | |
|---|
| Railways |
| Water Courses/Ponds |
| Streets (see Map 3) |
| Conservation Authority Boundary |
| Subwatershed Boundary |
| Subject to Site Specific Appeals (LPAT Appeal PL170100) |

This is an excerpt from the Planning Division's working consolidation of Map 5 - Natural Heritage of the London Plan, with added notations.

**SCHEDULE 2
TO**
OFFICIAL AMENDMENT NO. _____
PREPARED BY: Planning & Development



FILE NUMBER: OZ-9674
PLANNER: BH
TECHNICIAN: RC
DATE: 12/14/2023