

Bill No. 227  
2014

By-law No. Z.-1-14\_\_\_\_\_

A by-law to amend By-law No. Z.-1 to rezone an area of land located at 2825 Tokala Trail.

WHEREAS **York Developments (London) Inc.** has applied to rezone an area of land located at 2825 Tokala Trail, as shown on the map attached to this by-law, as set out below;

AND WHEREAS this rezoning conforms to the Official Plan;

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

1. Schedule "A" to By-law No. Z.-1 is amended by changing the zoning applicable to lands located at 2825 Tokala Trail, as shown on the attached map comprising part of Key Map No. A.101, **from** a Holding Neighbourhood Shopping Area Special Provision (h-120\*NSA5(6)) Zone **to** a Holding Neighbourhood Shopping Area Special Provision (h-(\_\_\_\_)\*h-120\*NSA5(6)) Zone.

2. Section Number 3.8 of the Holding "h" Zone is amended by adding the following Holding Provision:

h-\_\_\_\_\_ *Purpose:* To ensure the orderly development of the lands and the adequate provision of municipal services, the holding provision shall address, the following, prior to the removal of the holding provision:

- That the commercially zoned parcels shall be developed only as a co-ordinated and integrated development, which act as one site comprised of two separate development agreements. The development agreements shall be fully executed and registered on title.
- That a subsequent consent application for lot adjustment be obtained if it is identified that the property boundaries between the commercially zoned parcels constrain the site plan function or design. The consent application shall be at no cost to the City, to the City's satisfaction and in full force and effect.
- That sanitary, storm and water servicing shall be provided to the satisfaction of the City Engineer.

2. This By-law shall come into force and be deemed to come into force in accordance with Section 34 of the *Planning Act, R.S.O. 1990, c. P13*, either upon the date of the passage of this by-law or as otherwise provided by the said section.

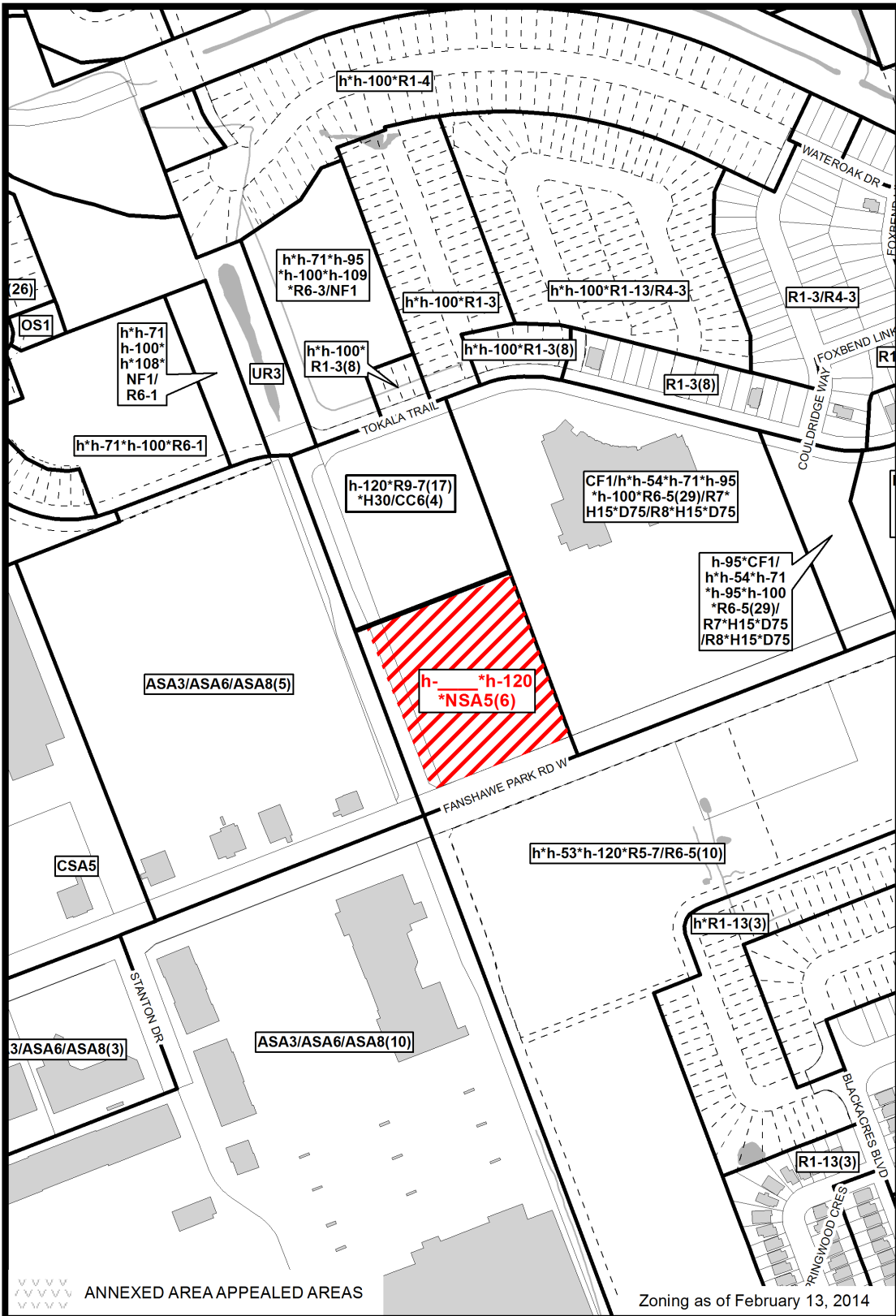
PASSED in Open Council on April 15, 2014.


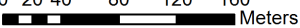

Joe Fontana  
Mayor

Catharine Saunders  
City Clerk

First Reading - April 15, 2014.  
Second Reading - April 15, 2014.  
Third Reading -April 15, 2014.

AMENDMENT TO SCHEDULE "A" (BY-LAW NO. Z.-1)



<p>File Number: Z-8326                  Planner: MC                  Date Prepared: 2014/03/20                  Technician: CK                  By-Law No: Z.-1-</p>	<p>SUBJECT SITE </p> <p>1:4,000</p> <p>0 20 40 80 120 160 Meters </p> <p></p>
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