

Bill No. 3
2016

By-law No. C.P.-1284(__)-__

A by-law to amend the Official Plan for the City of London, 1989 relating to the McCormick Area Secondary Plan lands.

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 – 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 December 8, 2015.

Matt Brown
Mayor

Catharine Saunders
City Clerk

First Reading – December 8, 2015
Second Reading – December 8, 2015
Third Reading – December 8, 2015

AMENDMENT NO. _____

to the

OFFICIAL PLAN FOR THE CITY OF LONDON

A. PURPOSE OF THIS AMENDMENT

The purpose of this Amendment is:

1. To add “McCormick Area Secondary Plan” to the list of Adopted Secondary Plans in Section 20.2 i) of the Official Plan for the City of London;
2. To add Section 20.8 – McCormick Area Secondary Plan to Chapter 20 – Secondary Plans, of the Official Plan for the City of London; and,
3. To add the naming and delineation of the “McCormick Area” to Schedule “D” – Planning Areas.

B. LOCATION OF THIS AMENDMENT

1. This Amendment applies to the lands bordered by the Canadian Pacific (CP) Railway to the north, Quebec Street and Burbrook Place to the west, the north side of Dundas Street to the south and Ashland Avenue and McCormick Boulevard along the east in the City of London.

C. BASIS OF THE AMENDMENT

The preparation of the McCormick Area Secondary Plan was undertaken subsequent to a direction from Municipal Council in response to a zoning by-law amendment application, combined with various property inquiries and arising number of vacancies in the neighbourhood.

The City of London was responsible undertaking public consultation through community meetings and satisfying certain planning requirements and criteria as set out in the Terms of Reference adopted by Council. The background studies, community and agency input, options and proposed policies were, in turn, reviewed and assessed by municipal staff in the context of the *Provincial Policy Statement* and the City of London Official Plan, and used in the finalization of the Secondary Plan. This background work forms the basis and rationale for amendments to Official Plan and Schedule “D” to delineate the secondary plan area.

The Secondary Plan will be used in the consideration of all applications including Official Plan amendments, zoning by-law amendments, site plans, consents, minor variances and condominiums within the Planning Area. The Secondary Plan consists of text which provides specific policies for each character area land use designation and both a Character Area Land Use Designation Plan and a Community Structure Plan.

D. THE AMENDMENT

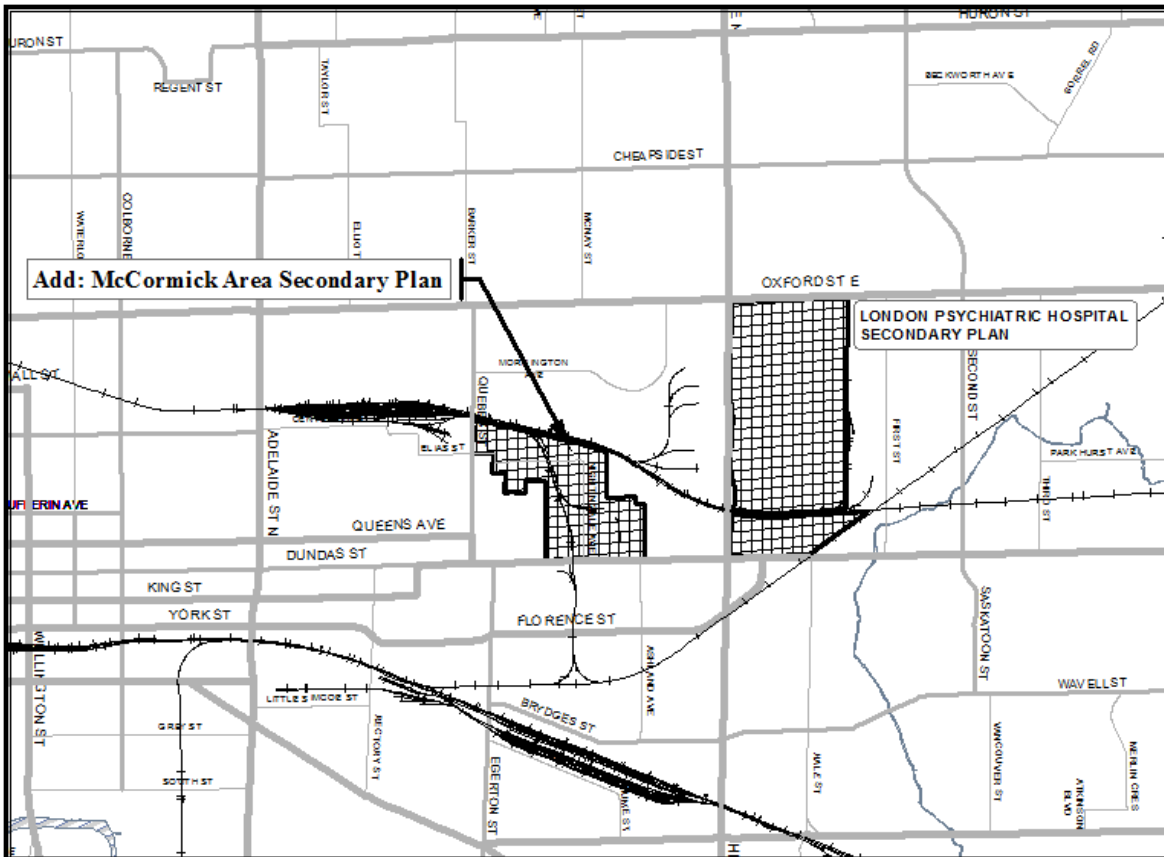
The Official Plan for the City of London is hereby amended as follows:

1. The following is added to Section 20.2. – List of Adopted Secondary Plans, of the Official Plan for the City of London;

_) McCormick Area Secondary Plan.
2. Chapter 20 – Secondary Plans, of the Official Plan for the City of London is amended by adding a new section, 20.8 McCormick Area Secondary Plan, attached hereto as Schedule 2.
3. Schedule “D” – Planning Areas, to the Official Plan for the City of London is amended by delineating the “McCormick Area” as indicated on Schedule 1, attached hereto.

Schedule 1

AMENDMENT NO:



Legend

- Planning Areas
- Planning Area Name
- Secondary Plans
- Extensions to Existing Communities
- Urban Growth Boundary

Base Map Features

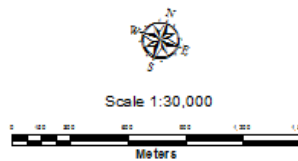
- Streets (refer to Schedule C)
- Secondary Collectors
 - Primary Collectors
 - Arterials
 - Freeways/Expressways
 - Railways
 - Rivers/Streams

This is an excerpt from the Planning Division's working consolidation of Schedule D to the City of London Official Plan, with added notations.

SCHEDULE 1 TO OFFICIAL PLAN

AMENDMENT NO. _____

PREPARED BY: Graphics and Information Services



FILE NUMBER: OZ-7601

PLANNER: KK

TECHNICIAN: MB

DATE: 2015/11/09