

Bill No. 496
2021

By-law No. C.P.-1284-_____

A by-law to amend The Official Plan for the City of London, 1989 relating to the Masonville Secondary Plan area.

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

PASSED in Open Council on October 26, 2021.

Ed Holder
Mayor

Catharine Saunders
City Clerk

First Reading – October 26, 2021
Second Reading – October 26, 2021
Third Reading – October 26, 2021

**AMENDMENT NO.
to the
OFFICIAL PLAN (1989) FOR THE CITY OF LONDON**

A. PURPOSE OF THIS AMENDMENT

The purpose of this Amendment is:

1. To adopt the “Masonville Secondary Plan” as a Secondary Plan under the *Official Plan (1989)* for the City of London
2. To add the “Masonville Secondary Plan” to the list of Adopted Secondary Plans in Section 20.2 of the *Official Plan (1989)* for the City of London
3. To add Section 20.10 – Masonville Secondary Plan to Chapter 10 – Secondary Plans, of the *Official Plan (1989)* for the City of London; and,
4. To add the naming and delineation of the “Masonville Secondary Plan” to Schedule “D” – Planning Areas.

B. LOCATION OF THIS AMENDMENT

This Amendment applies to lands generally surrounding the intersection of Fanshawe Park Road and Richmond Street, including lands fronting on portions of North Centre Road and extending from Plane Tree Drive in the north, to Sunnyside Drive in the south, in the City of London.

C. BASIS OF THE AMENDMENT

The Secondary Plan provides a greater level of detail and more specific guidance for the Masonville area than the general policies of the Official Plan. The Secondary Plan establishes a vision, principles and policies for the future development of the area that is unique to the Masonville community. It is anticipated that the area will undergo redevelopment through infill and intensification over time. The Secondary Plan encourages a compact development form with a broad range of uses that are integrated with transit, while planning for new parks and connections to ensure a balanced community.

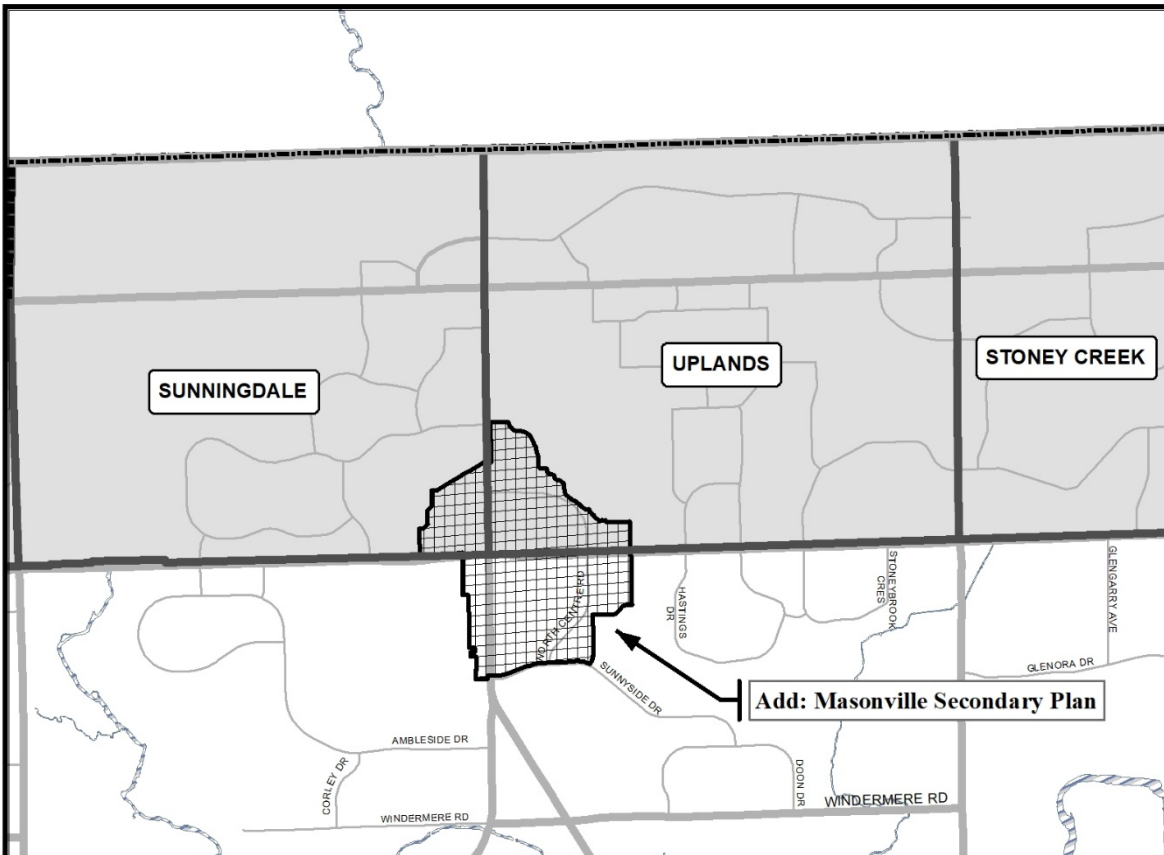
The City of London undertook significant public engagement throughout the secondary plan process. The background studies, community and stakeholder input, and proposed policies were, in turn, reviewed and assessed in the context of the *Provincial Policy Statement*, and the *Official Plan (1989)*, and used in the finalization of the Secondary Plan. This background work forms the basis and rationale for amendments to the *Official Plan (1989)*.

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.

D. THE AMENDMENT

The *Official Plan (1989)*, is hereby amended as follows:

1. 20.2
vii. Masonville Secondary Plan
2. 20.10 Masonville Secondary Plan, attached hereto as Schedule 1.
3. Schedule “D” – Planning Areas is amended by delineating the “Masonville Secondary Plan area” as indicated on Schedule 2, attached hereto.



Legend

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

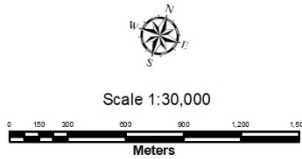
Base Map Features

- 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: O-8991
PLANNER: SW
TECHNICIAN: MB
DATE: 2021/09/27

