

THE CORPORATION OF THE TOWN OF CALEDON

BY-LAW NO. 2022-038

A by-law to exempt certain lands from part lot control, namely 0 Spinland Street, legally described as Lots 154, 155, 156, 177, 186, 187, 188 & 189 on Plan 43M-2114

WHEREAS subsection 50(7) of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, allows municipal councils to pass by-laws to exempt lands or parts of lands within a registered plan of subdivision from the part lot control provisions outlined in subsection 50(5) of the *Planning Act*;

AND WHEREAS it is intended that the following will be created and may be referred to collectively as the "Properties":

1. Two (2) residential semi-detached dwelling units will be created on Lot 154 on Plan 43M-2114, being Parts 1 and 2, on 43R-40195;
2. Two (2) residential semi-detached dwelling units will be created on Lot 155 on Plan 43M-2114, being Parts 3 and 4, on 43R-40195;
3. Two (2) residential semi-detached dwelling units will be created on Lot 156 on Plan 43M-2114, being Parts 5 and 6, on 43R-40195;
4. Two (2) residential semi-detached dwelling units will be created on Lot 177 on Plan 43M-2114, being Parts 7 and 8, on 43R-40195;
5. Two (2) residential semi-detached dwelling units will be created on Lot 186 on Plan 43M-2114, being Parts 9 and 10, on 43R-40195;
6. Two (2) residential semi-detached dwelling units will be created on Lot 187 on Plan 43M-2114, being Parts 11 and 12, on 43R-40195;
7. Two (2) residential semi-detached dwelling units will be created on Lot 188 on Plan 43M-2114, being Parts 13 and 14, on 43R-40195; and
8. Two (2) residential semi-detached dwelling units will be created on Lot 189 on Plan 43M-2114, being Parts 15 and 16, on 43R-40195.

AND WHEREAS the Manager, Development and Design, of the Planning Department has approved the application to exempt the Properties from the part lot control provisions of the *Planning Act*, as amended.

NOW THEREFORE the Council of The Corporation of the Town of Caledon ENACTS AS FOLLOWS:

1. Subsection 50(5) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended, will cease to apply to Lots 154, 155, 156, 177, 186, 187, 188 & 189 on Plan 43M-2114 upon;
 - a) registration of a copy of this by-law, in the Land Registry Office for the Land Titles Division of Peel (No. 43); and,
 - b) registration of a restriction, pursuant to Section 118 of the *Land Titles Act*, R.S.O. 1990, c.L.5, as amended, requiring the consent of the Clerk of The Corporation of the Town of Caledon prior to the registration of any transfer or charge of Lots 154, 155, 156, 177, 186, 187, 188 & 189 on Plan 43M-2114 or any part or parts thereof in the Land Registry Office for the Land Titles Division of Peel (No. 43).
2. This by-law shall be deemed to expire on the earlier of the date of the transfer of the unit that is transferred last or the 24th day of May, 2025,

unless otherwise extended in accordance with Subsection 50(7.4) of the *Planning Act*, R.S.O. 1990, c.P13.

Enacted by the Town of Caledon Council this 24th day of May, 2022

Allan Thompson, Mayor

Laura Hall, Town Clerk