

THE CORPORATION OF THE TOWN OF CALEDON

BY-LAW NO. 2020-007

A by-law to exempt certain lands from part lot control, namely 0 Yellow Briar Drive, legally described as Blocks 95 and 96 on Plan 43M-2071

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:

1. Four (4) residential townhouse units with four (4) associated maintenance easements will be created on Block 95, Plan 43M-2071, being Parts 1 to 10 on 43R-39226; and
2. Five (5) residential townhouse units with seven (7) associated maintenance easements will be created on Block 96, Plan 43M-2071, being Parts 11 to 22 on 43R-39226 (collectively the "Properties").

AND WHEREAS the General Manager of Community Services 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 Blocks 95 and 96 on Plan 43M-2071 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 Blocks 95 and 96 on Plan 43M-2071 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 18th day of February, 2023, 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 18th day of February, 2020.

Allan Thompson, Mayor

Amanda Fusco, Acting Town Clerk