



## REPORT

**REPORT TO:** Mayor Bonnette and Members of Council

**REPORT FROM:** Ruth Conard, Planner – Development Review

**DATE:** May 15, 2019

**REPORT NO.:** PLS-2019-0031

**RE:** Part Lot Control Exemption for Block 233, Registered Plan 20M-1196 (Georgetown)

### RECOMMENDATION:

THAT Report No.: PLS-2019-0031, dated May 15, 2019, regarding “Part Lot Control Exemption for Block 233, Registered Plan 20M-1196 (Georgetown)”, be received;

AND FURTHER THAT the request to adopt a Part Lot Control By-law for the lands legally described as Block 233, Registered Plan 20M-1196, Town of Halton Hills, Region of Halton, as generally set out in SCHEDULE 2 of this report, be approved;

AND FURTHER THAT Council enact the necessary By-law to exempt the lands legally described as Block 233, Registered Plan 20M-1196, Town of Halton Hills, Region of Halton, from Section 50 of the Planning Act, R.S.O. 1990, as amended.

### BACKGROUND:

Phase 5 of the Halton Hills Village Homes Inc. (HHVHI) plan of subdivision was registered on October 26, 2017, as Plan 20M-1196. The subdivision contains 240 dwelling units, consisting of 232 single detached dwellings and 8 street townhouse dwellings. The 8 townhouse dwellings are situated on Block 233, as identified on **SCHEDULE 1 – LOCATION MAP.**

Final site plan approval for the townhouse block was granted on November 12, 2018, and construction of the townhouses is nearing completion.

The applicant is now proposing to legally create the 8 separate townhouse lots for Block 233, Registered Plan 20 M-1196, through a Part Lot Control Exemption By-law. The adoption of the Part Lot Control Exemption By-law will complete the approval process for Phase 5 of the HHVHI subdivision.

**COMMENTS:**

The Part Lot Control Exemption application was circulated to all applicable internal departments and external agencies for review and comment. No objections were raised by any of the circulated departments or agencies.

**RELATIONSHIP TO STRATEGIC PLAN:**

The subject application for Part Lot Control Exemption is administrative as per the Planning Act and has no relation to the Strategic Plan.

**FINANCIAL IMPACT:**

This is an operational matter and as such the subject application for Part Lot Control Exemption does not have any financial impact on Town budgets.

**CONSULTATION:**

Planning staff have consulted with the appropriate Town departments and the Region of Halton in the preparation of this report.

**PUBLIC ENGAGEMENT:**

The Planning Act does not require any public notification or engagement for Part Lot Control Exemption applications.

**SUSTAINABILITY IMPLICATIONS:**

Since the recommendations of this report are not related to a major project, policy or initiative, sustainability implications are not triggered and hence there are no direct sustainability implications associated with this report.

**COMMUNICATIONS:**

There are no communications impacts associated with this application.

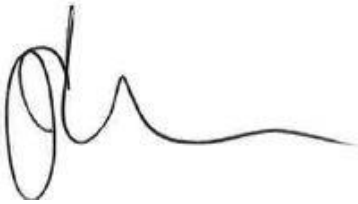
**CONCLUSION:**

It is opinion of Planning staff that the application for Part Lot Control Exemption for the lands legally described as Block 233, Registered Plan 20M-1196 is appropriate, and therefore should be approved.

Reviewed and Approved by,

A handwritten signature in black ink, appearing to read "Jeff Markowiak". The signature is fluid and cursive, with the first name "Jeff" being more prominent.

**Jeff Markowiak, Manager of Development Review**

A handwritten signature in black ink, appearing to read "John Linhardt". The signature is very stylized and cursive, with a large initial "J" and a long, sweeping underline.

**John Linhardt, Commissioner of Planning and Sustainability**

A handwritten signature in black ink, appearing to read "Brent Marshall". The signature is cursive and clearly legible, with the first name "Brent" being the most prominent part.

**Brent Marshall, Chief Administrative Officer**