

**SCHEDULE 3 – DRAFT OFFICIAL PLAN AMENDMENT**  
*As Proposed by the Applicant*

**AMENDMENT NO. XX TO THE  
TOWN OF HALTON HILLS OFFICIAL PLAN**

Prepared for:

**Town of Halton Hills**  
1 Halton Hills Drive  
Halton Hills, ON L7G 5G2

November 14, 2019

Prepared by:

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JLR 28280-005

BY-LAW NO. 2020-XX

The Council of the Corporation of the Town of Halton Hills in accordance with the provisions of Section 17 of the *Planning Act*, hereby enacts as follows:

1. Amendment No. XX to the Town of Halton Hills Official Plan, consisting of the attached map and text, is hereby adopted.
2. This By-law shall come into force and take effect on the day of the final passing thereof.

READ a first and second time this \_\_\_ day of \_\_\_\_\_, 2020.

READ a third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Rick Bonnette  
Mayor

\_\_\_\_\_  
XX  
Clerk

SEAL

TOWN OF HALTON HILLS  
OFFICIAL PLAN

AMENDMENT No. XX

This amendment was adopted by the Corporation of the Town of Halton Hills by By-law No. 2020-XX in accordance with Sections 17 and 22 of the *Planning Act*, on the \_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
SEAL

Rick Bonnette  
Mayor

\_\_\_\_\_  
XX  
Clerk

This is the Original of Amendment No. XX to the Town of Halton Hills Official Plan.

XX  
Clerk

PART A - THE PREAMBLE gives an explanation of the purpose and basis for the amendment, as well as the lands affected, but does not constitute part of this Amendment.

#### PURPOSE

The purpose of the proposed Official Plan Amendment No. XX is to amend the designation of the property from "Prestige Industrial Area" to "Prestige Industrial Area Special Policy Area XX". The effect of the amendment is to permit outdoor storage as accessory to a permitted industrial manufacturing use on the subject lands.

#### LOCATION

The Official Plan Amendment affects part of the property described as PT LT 15, CON 6 TRAFALGAR NEW SURVEY, AS IN H760415 EXCEPT PT 1 ON EXPROPRIATION PLAN HR1104981 AND EXCEPT PT LT 15, CON 6 TRAFALGAR NEW SURVEY, PART 1 ON 20R20401 SUBJECT TO AN EASEMENT OVER PT LT 15, CON 6 TRAFALGAR NEW SURVEY, PT 1, 20R18225 AS IN HR793267 TOWN OF HALTON HILLS, with municipal address 12144 Steeles Avenue East.

#### BASIS

The subject property is designated as "Prestige Industrial", which permits industrial uses within wholly enclosed buildings such as manufacturing, assembling, processing, fabricating, warehousing, wholesaling and distribution facilities, but does not permit outdoor storage. The proposed industrial manufacturing facility requires accessory outdoor storage for its operations. All other provisions of the Official Plan are met, and the proposed site development will be compliant with screening and buffering requirements as set out in the Town's Zoning By-law and Urban Design Guidelines. The outdoor storage area will be screened from Highway 401 as required by MTO through a combination of the existing berm and natural vegetation and a new screening wall, the details of which to be confirmed at Site Plan submission.

PART B - THE AMENDMENT consisting of the following text and Schedule 'A' to Official Plan Amendment No. XX constitutes Amendment No. XX to the Town of Halton Hills Official Plan.

All of this part of the document entitled "Part B – The Amendment", consisting of the following text and attached map constitutes Amendment No. XX to the Town of Halton Hills Official Plan.

#### The Details of the Amendment

The Town of Halton Hills Official Plan is hereby amended as follows:

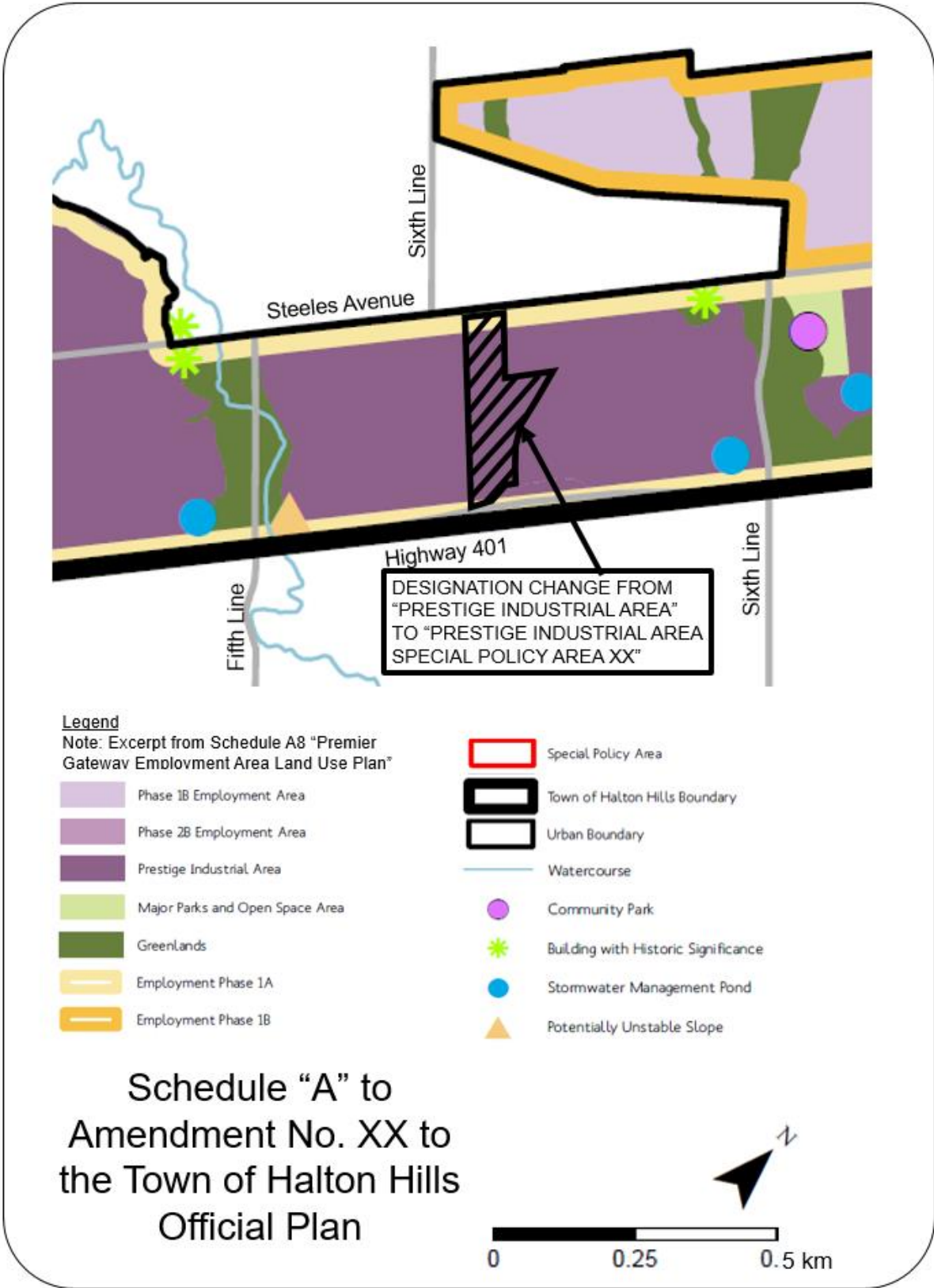
1. Schedule "A8" to the Official Plan is hereby amended by redesignating to "Prestige Industrial Area Special Policy Area XX" those lands shown as 'DESIGNATION CHANGE FROM "PRESTIGE INDUSTRIAL AREA" TO "PRESTIGE INDUSTRIAL AREA SPECIAL POLICY AREA XX"' on Schedule "A" to this amendment.
2. By adding Section D3.5.6.3 as follows:

#### Special Policy Area XX

Outdoor storage that is accessory to a permitted industrial use is permitted on lands designated as Prestige Industrial Area and identified as Special Policy Area XX, as shown on Schedule A8 of this Plan.

PART C - THE APPENDICES, which are attached hereto, do not constitute a part of this amendment. These appendices include the public involvement associated with this Amendment.

The listing of public involvement (copy of public notice).



**Legend**

Note: Excerpt from Schedule A8 "Premier Gateway Employment Area Land Use Plan"

- |   |                                 |   |                                     |
|---|---------------------------------|---|-------------------------------------|
|  | Phase 1B Employment Area        |  | Special Policy Area                 |
|  | Phase 2B Employment Area        |  | Town of Halton Hills Boundary       |
|  | Prestige Industrial Area        |  | Urban Boundary                      |
|  | Major Parks and Open Space Area |  | Watercourse                         |
|  | Greenlands                      |  | Community Park                      |
|  | Employment Phase 1A             |  | Building with Historic Significance |
|  | Employment Phase 1B             |  | Stormwater Management Pond          |
|   |                                 |  | Potentially Unstable Slope          |

**Schedule "A" to  
Amendment No. XX to  
the Town of Halton Hills  
Official Plan**

