

The Corporation of the City of Kawartha Lakes

By-Law 2018-

A By-Law to Amend the Town of Lindsay Official Plan to Re-designate Land within the City of Kawartha Lakes

[File D01-2018-002, Report PLAN2018-050, respecting Part of Lot 24, Concession 4 (Formerly Ops) 57R-7234, Parts 9 to 14, Former Town of Lindsay, Vacant Land on Angeline Street North – CIC Developments Inc.]

Recitals:

1. Sections 17 and 22 of the Planning Act, R.S.O. 1990, c. P.13, authorize Council to consider the adoption of an amendment to an Official Plan.
2. Council has received an application to amend the Town of Lindsay Official Plan to amend Schedule 'A' for clarification purposes, to remove the land use designations from Schedule 'A' and allow the land use designations on Schedule 'JC2' to prevail, to facilitate the creation of one hundred and forty-six (146) residential lots and five blocks by plan of subdivision under Section 50 of the Planning Act to the property known municipally as Vacant Land on Angeline Street North.
3. A public meeting to solicit public input has been held.
4. Council deems it appropriate to adopt Official Plan Amendment Number 53.

Accordingly, the Council of The Corporation of the City of Kawartha Lakes enacts this By-law 2018-***.

Section 1:00 Official Plan Amendment Details

- 1.01 **Property Affected:** The property affected by this By-law is described as Part of Lot 24, Concession 4 (Formerly Ops) 57R-7234, Parts 9 to 14, Former Town of Lindsay, now in the City of Kawartha Lakes, Vacant Land on Angeline Street North.
- 1.02 **Amendment:** Amendment No. 53 to the Town of Lindsay Official Plan, attached hereto as Schedule 'A' and forming a part of this By-law is hereby adopted.

Section 2:00 Effective Date

- 2.01 **Force and Effect:** This By-law shall come into force and take effect on the date it is finally passed, subject to the approval of the City of Kawartha Lakes in accordance with the provisions of Section 17 and 22 of the Planning Act, R. S. O. 1990, c. P.13. Notwithstanding the subsequent coming into force of the Lindsay Secondary Plan, adopted by Council on June 27, 2017, this by-law continues to be in force and effect.

By-law read a first, second and third time, and finally passed, this ** day of _____,
2018.

Andy Letham, Mayor

Cathie Ritchie, City Clerk

Schedule 'A' to By-law No. 2018-***

The Corporation of the City of Kawartha Lakes

Amendment No. 53 To The Official Plan – The Town of Lindsay

Part A – The Preamble

A. Purpose

The purpose of the official plan amendment is to remove the land use designations on Schedule 'A', and identify the subject lands as being within the Jennings Creek Community Development Plan area. The land is also subject to an application for zoning by-law amendment and revised draft plan of subdivision.

The effect of the change would clarify that development of the land is subject to the Jennings Creek Community Development Plan policies, and would permit a plan of subdivision to create one hundred and forty-six (146) residential lots within the "Residential" designation of the subject land.

B. Location

The subject land has a lot area of approximately 12.6 hectares and is located on the west side of Angeline Street North, between Joan Parkette and Jennings Creek, in the Former Town of Lindsay. The property is legally described as Part of Lot 24, Concession 4 (Formerly Ops) 57R-7234, Parts 9 to 14, Former Town of Lindsay, now City of Kawartha Lakes and identified as Vacant Land on Angeline Street North.

C. Basis

Council has enacted this official plan amendment in response to an application submitted by Bousfields Inc. on behalf of CIC Developments Inc. to permit the creation of a one hundred and forty-six (146) lot plan of subdivision on the subject land. It is intended that the lot be identified on Schedule 'A' as being within the area "Refer to Volume II, Section 2 (Schedule JC2)" to facilitate a concurrent application for the creation of a one hundred and forty-six (146) lot plan of subdivision under Section 50 of the Planning Act for the subject land known municipally as Vacant Land on Angeline Street North. No buildings or structures will be permitted within 8 metres of the top of the slope of the Jennings Creek valleylands within the provisions of the implementing zoning by-law.

The land is designated "Residential" and "Open Space, as shown on Schedule "A", and designated "Residential" as shown on Schedule "JC2", respectively, of the Town of Lindsay Official Plan. The land is also subject to an application for zoning by-law amendment and draft plan of subdivision.

The proposed use and amendment to the Town of Lindsay Official Plan is justified and represent good planning for the following reasons:

1. The proposed development conforms to relevant provincial policy documents being the Growth Plan for the Greater Golden Horseshoe and is consistent with the Provincial Policy Statement.
2. The proposed development conforms to the goals and objectives of the “Residential” designation as set out in the Town of Lindsay Official Plan.
3. The proposed use is compatible and integrates well with the surrounding area.
4. The applicant has submitted background reports to demonstrate the appropriateness of the proposed development with respect to servicing and the protection of the environment.

Part B - The Amendment

D. Introductory Statement

All of this part of the document entitled Part B – The Amendment, consisting of the following text and the attached map constitutes Amendment No. 53 to the Town of Lindsay Official Plan.

E. Details of the Amendment

1. Schedule ‘A’ of the Town of Lindsay Official Plan is hereby amended by including the lot within the area identified as “Refer to Volume II, Section 2 (Schedule JC2)”, as shown on Map ‘A’ as ‘Subject Land’.

F. Implementation and Interpretation

The implementation and interpretation of this amendment shall be in accordance with the relevant policies of the Official Plan.