

**Proposed Official Plan Amendment
to the North Oakville East Secondary Plan**
forming part of the Official Plan of the Oakville Planning Area
of the Town of Oakville

Constitutional Statement

The details of the Amendment, as contained in Part 2 of this text, constitutes Amendment Number ____ to the North Oakville East Secondary Plan forming part of the Official Plan of the Oakville Planning Area.

Part 1 – The Preamble

1. Purpose

The purpose of this Amendment is to amend the text in the North Oakville East Secondary Plan to permit residential uses in the portion of the Urban Core 1 land use designation identified as Part of Lot 12, Concession 2 to facilitate the development of a mixed-use community which supports planned higher order transit services including the Trafalgar 407 Transitway Station.

2. Location

The site subject to this Official Plan Amendment is legally known as Part of Lot 12, Concession 2, N.D.S. . The property comprises an area of 12.45 hectares on the north side of Burnhamthorpe Road, east of Trafalgar Road.

3. Basis

- The proposed development has regard for matters of provincial interest, does not conflict with all applicable provincial plans, the Region of Halton Official Plan and conforms to the intent of North Oakville East Secondary Plan.
- The proposed amendment is consistent with Provincial directives to make efficient use of land, existing and planned infrastructure and public services.
- A statutory public meeting on the proposed Official Plan Amendment was held on _____.
- The proposed amendment is appropriate as it will permit residential and mixed use development to facilitate the creation of a complete community, supporting the existing and future transit network in the area, while maintaining the employment permissions of the site.

Part 2 – The Amendment

A. Text Changes

The amendment includes the changes to the text of the North Oakville East Secondary Plan listed in the following table. Text that is **bolded and underlined** is new text to be inserted into the North Oakville East Secondary Plan.

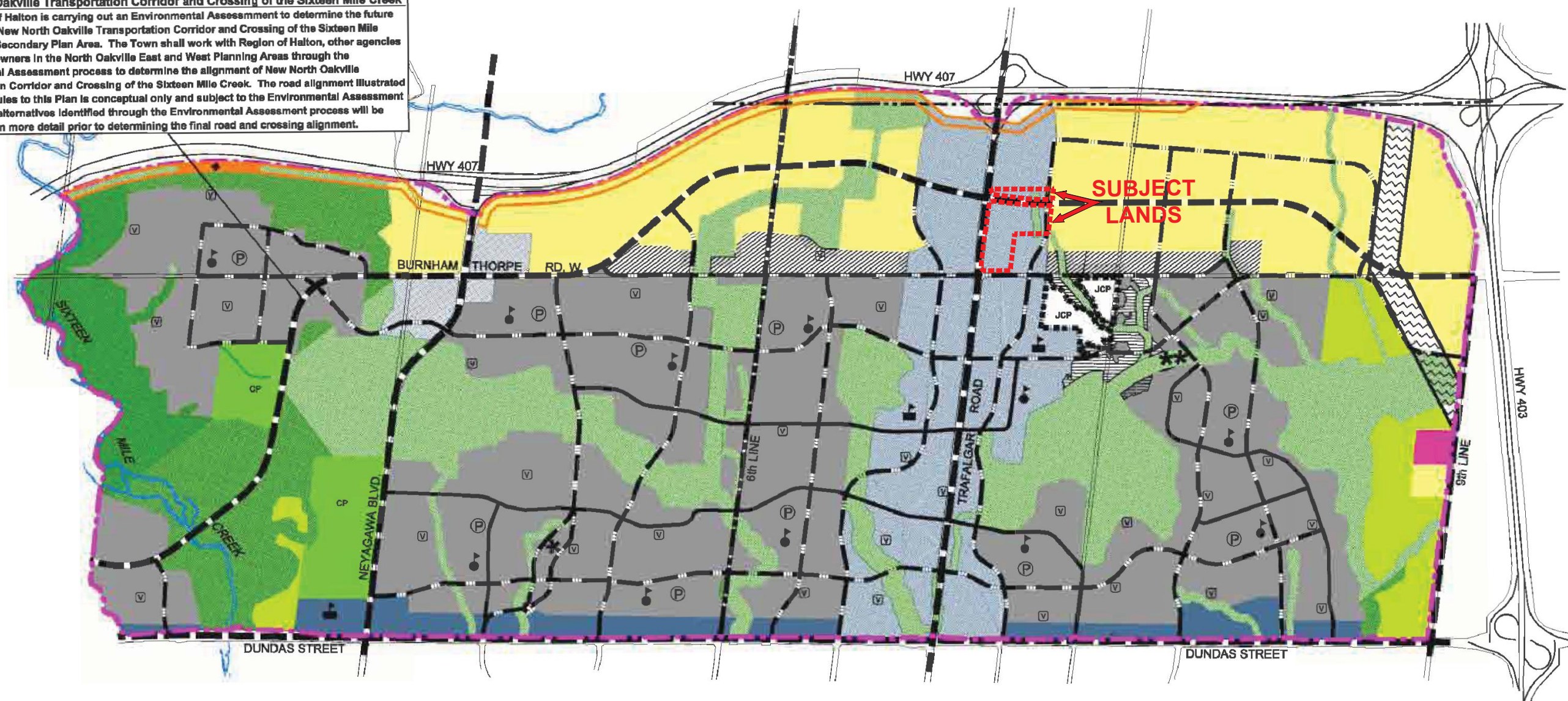
| Item No. | Section | Description of Change |
|----------|-----------------------------|---|
| 1. | 7.6.18 EXCEPTIONS | <p>Insert new policies as follows:</p> <p><u>7.6.18.XXX Part of Lot 12, Concession 2</u></p> <p><u>Notwithstanding section 7.6.4.4, the following additional uses are permitted on Part of Lot 12, Concession 2, NDS, within the Trafalgar Urban Core Area – Core Area 1:</u></p> <ul style="list-style-type: none">a) <u>Mixed Use –Mixed use development including office, commercial, institutional, business support services, and residential uses will be permitted throughout this area and will be encouraged along Burnhamthorpe Road, William Halton Parkway and Trafalgar Road.</u>b) <u>High Density Residential - shall be permitted on lands that do not have frontage on Trafalgar Road, William Halton Parkway or Burnhamthorpe Road.</u>c) <u>Medium Density Residential - will be permitted in this area and will be encouraged to locate in areas which complement adjacent high density residential development.</u> |

B. Schedule Changes

The amendment includes changes to the figures of the North Oakville East Secondary Plan listed in the following table.

| Item No. | Section | Description of Change |
|----------|--------------------------------------|--|
| 2. | Figure NOE2: Land Use Plan | <p>Amend Figure NOE2 as shown in Schedule A to:</p> <ul style="list-style-type: none">• Add Site Specific Policy Area. |

New North Oakville Transportation Corridor and Crossing of the Sixteen Mile Creek
 The Region of Halton is carrying out an Environmental Assessment to determine the future alignment of New North Oakville Transportation Corridor and Crossing of the Sixteen Mile Creek in the Secondary Plan Area. The Town shall work with Region of Halton, other agencies and the landowners in the North Oakville East and West Planning Areas through the Environmental Assessment process to determine the alignment of New North Oakville Transportation Corridor and Crossing of the Sixteen Mile Creek. The road alignment illustrated on the schedules to this Plan is conceptual only and subject to the Environmental Assessment process. All alternatives identified through the Environmental Assessment process will be investigated in more detail prior to determining the final road and crossing alignment.



NOTE: This Plan must be read in conjunction with NOE 1, NOE 3 & NOE 4

LEGEND

- | | | |
|--|--|---|
| <ul style="list-style-type: none"> --- SECONDARY PLAN AREA BOUNDARY --- OAKVILLE / MILTON MUNICIPAL BOUNDARY --- PROVINCIAL FREEWAY --- MAJOR ARTERIAL/TRANSIT CORRIDOR --- MINOR ARTERIAL/TRANSIT CORRIDOR --- AVENUE/TRANSIT CORRIDOR --- CONNECTOR/TRANSIT CORRIDOR --- UTILITY CORRIDOR --- TRANSITWAY --- UNDERLYING LAND USE NOT DETERMINED subject to Section 7.4.7.1(b)(i) | <ul style="list-style-type: none"> DUNDAS URBAN CORE AREA NEYAGAWA URBAN CORE AREA TRAFALGAR URBAN CORE AREA TRANSITIONAL AREA EMPLOYMENT DISTRICT NATURAL HERITAGE SYSTEM AREA COMMUNITY PARK AREA JOSHUA CREEK COMMUNITY PARK AREA JOSHUA CREEK FLOODPLAIN AREA subject to Sections 7.4.13.1 & 7.6.17 | <ul style="list-style-type: none"> NEIGHBOURHOOD AREA CEMETERY AREA INSTITUTIONAL AREA SECONDARY SCHOOL SITE ELEMENTARY SCHOOL SITE NEIGHBOURHOOD PARK VILLAGE SQUARE SUBJECT TO SECTIONS 7.4.7.3c viii & 7.4.14.3 d) POLICY REFERENCE SEE POLICY SECTION 7.4.7.2 SITE SPECIFIC POLICY AREA – REFER TO SECTION 7.16.8 |
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Town of Oakville

North Oakville East of Sixteen
Mile Creek Secondary Plan

FIGURE NOE 2
Land Use Plan

February 2008

