



Official Plan Amendment Number XX To the Town of Oakville's Livable Oakville Official Plan

Constitutional Statement

The details of the Amendment, as contained in Part 2 of this text, constitute Official Plan Amendment Number XX to the Livable Oakville Official Plan.

Part 1 – The Preamble

1.0 Subject Land:

The Subject lands are located on the east side of Sixth Line. The land is legally described as Lot 6, Plan 403, Block A, Plan 403, and municipally known as 1493 Sixth Line. The Subject Lands have an approximate area of 8,092.4 square metres (0.81 ha), and an approximate frontage of 61.88 metres along Sixth Line.

2.0 Purpose and Effect:

The purpose of the Official Plan Amendment is to modify Schedule I – Central Land Use to redesignate a portion of the Subject Lands from *Natural Area* to *High Density Residential*.

The effect of the proposed Official Plan Amendment would enable Council to permit the development of a mixed use residential development.

3.0 Background and Basis:

- The Subject Lands are designated "Natural Area" in accordance with Schedule I.
- The re-designation of the Subject Lands will support the Town's objectives for intensification within the Town's built boundary and in areas that are well served by existing public transit.
- The proposal is consistent with the policies of the Provincial Planning Statement, generally conforms with the policies of the Halton Region Official Plan, and generally conforms with the policies of the Livable Oakville Official Plan.
- The proposal seeks to re-designate a portion of the Subject Lands from *Natural Area* to *High Density Residential*.
- The proposal seeks to implement a site-specific exemption to the Residential High designation.
- The site is located on Sixth Line, a Minor Arterial.
- The site is well served by existing services, amenities, transportation and transit systems and infrastructure.

Part 2 – The Amendment

A. Map Change

This Official Plan Amendment reflects modifications to Schedule I of the Livable Oakville Official Plan as shown below.

B. Text Changes

The Livable Oakville Official Plan is amended by adding a new Section 27.4.X to Section 27.4 Central Exceptions – Schedule I of the Livable Oakville Official Plan.

Item No.	Section	Description of Change
1.	27.4 EXCEPTIONS, Central Exceptions – Schedule I	On the lands designated Residential High on the east side of Sixth Line, a maximum density of 315 units per site hectare shall be permitted.

