

DRAFT



THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2026-xxx

A by-law to amend the North Oakville Zoning By-law 2009-189, as amended, to permit the use of lands described as Part of Lot 7, 8 & 9, Concession 1, North of Dundas Street (Hulme Development Limited)

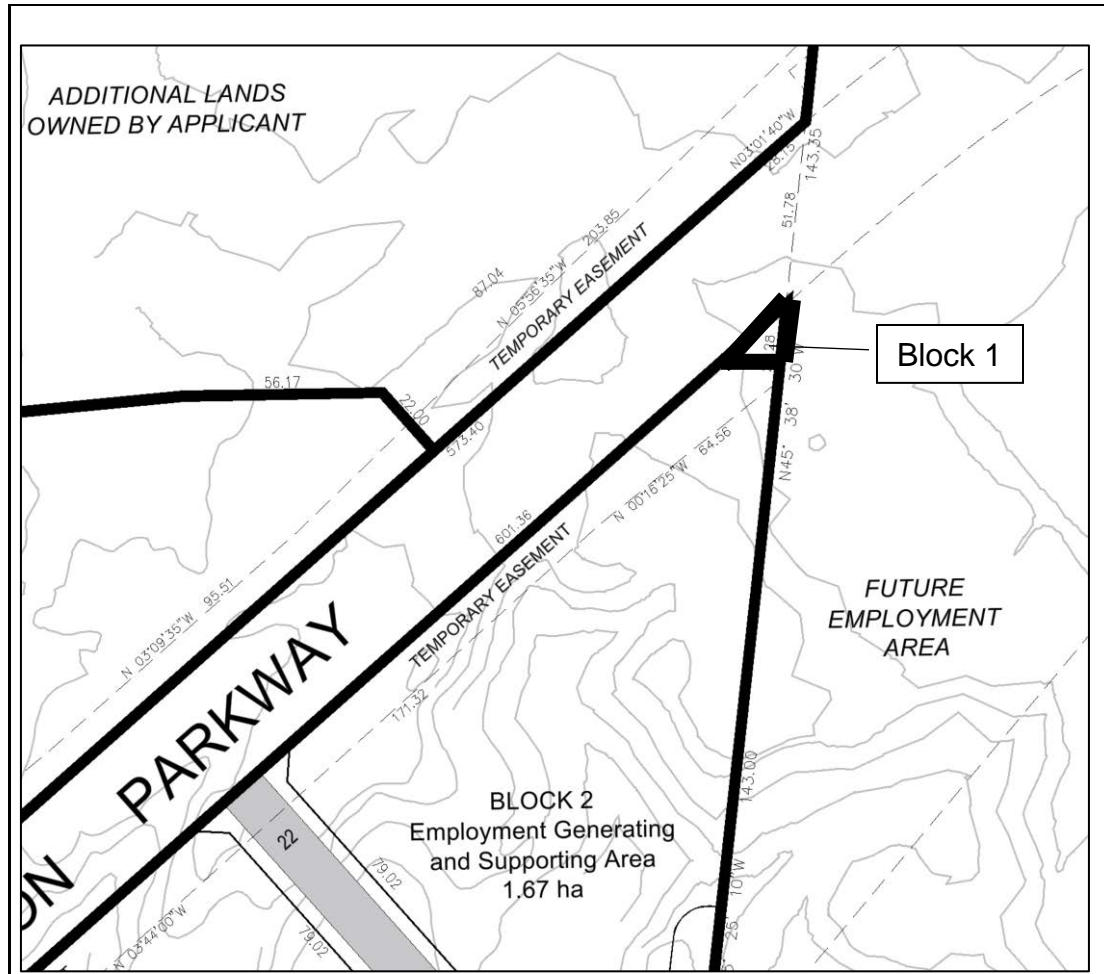
COUNCIL ENACTS AS FOLLOWS:

1. Map 12(4) of By-law 2009-189, as amended, is amended by rezoning the lands as depicted on Schedule 'A' to this By-law.
2. Section 8, Special Provisions, of By-law 2009-189, as amended, is further amended by adding a new Section 8.* as follows:

8.*	Part of Lots 7, 8 & 9, Concession 1, NDS (Hulme Development Limited)	Parent Zone: NHS
Map 12(4)		(2026-XXX)
8.*.1 Zone Provisions for all Lands		
In addition to the permitted uses and regulations of the Natural Heritage System Performance (NHS-1) Zone 1, the following regulation shall apply:		
a) Notwithstanding any other provision of the By-law, any building or structure for the purpose of utility infrastructure shall be exempt from the regulations of the Zone within which it is located.		

3. Part 9, Holding Provisions, of By-law 2009-189, as amended, is further amended by adding a new Section 9.## as follows:

H##	Part of Lots 7, 8 & 9, Concession 1, NDS (Hulme Development Limited)	Parent Zone: SA-1
Map 12(4)		(2026-XXX)
9.##.1 Only Permitted Uses Prior to Removal of the “H”		
For such time as the “H” symbol is in place, the land outlined as Block 1 in Special Site Figure 9.##.3 shall only be used for the following <i>uses</i> :		
a)	<i>Landscape area</i>	
9.##.2 Conditions for Removal of the “H”		
The “H” symbol shall, upon application by the landowner, be removed from all or part of the lands subject to the “H” symbol by the <i>Town</i> passing a By-law under Section 36 of <i>the Planning Act</i> . One of the following conditions shall first be completed to the satisfaction of the Town of Oakville:		
a)	The Parkway Belt West Plan (PBWP) and Minister’s Zoning Order (MZO) (O. Reg. 481/73) are revoked by the Province of Ontario; OR	
b)	The PBWP and O. Reg. 481/73 are amended to remove the land outlined as Block 1 in Special Site Figure 9.##.3.	
9.##.3 Special Site Figure		



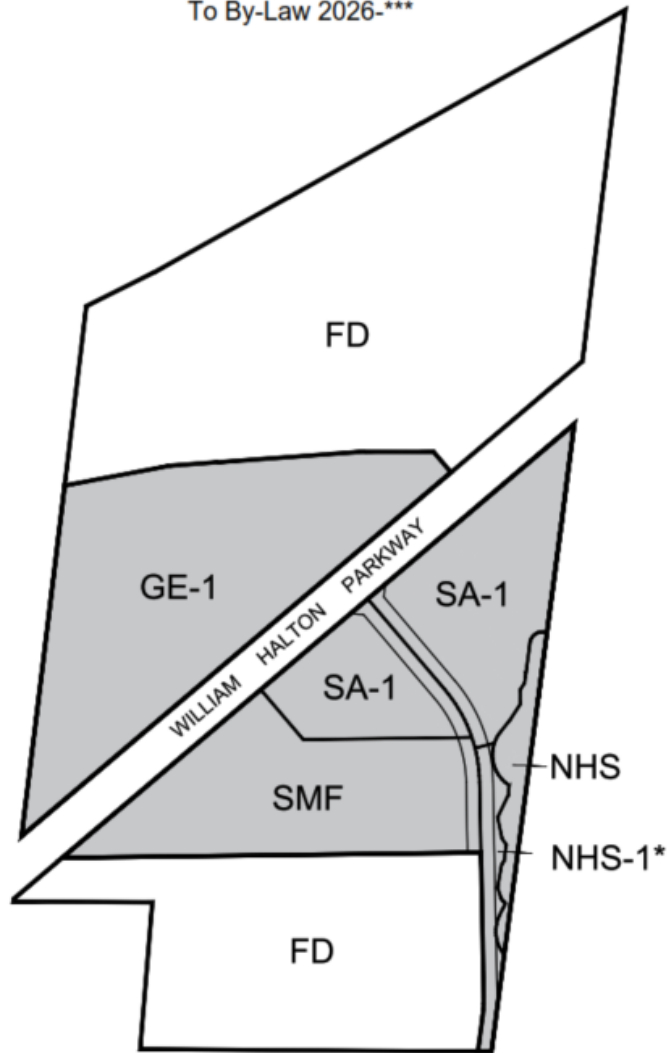
4. This By-law comes into force in accordance with Section 34 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended.

PASSED this XXth day of _____, 2026


_____ MAYOR

_____ CLERK

SCHEDULE "A"
To By-Law 2026-***



AMENDMENT TO BY-LAW 2009-189

 Rezoned from Future Development (FD) to General Employment (GE-1); Service Area-Employment (SA-1); Stormwater Management Facility (SMF); Natural Heritage System (NHS); and Natural Heritage System (NHS-1 sp:*)

EXCERPT FROM MAP
12 (4)



1:4000