

Recommended Amendment 41 to the Pickering Official Plan

- Purpose:** The purpose of this amendment is to re-designate the lands located on the southeast corner of Eyer Drive and Oklahoma Drive from “Urban Residential Areas – Low Density Areas” to “Urban Residential Areas – Medium Density Areas” to facilitate a residential common element condominium development.
- Location:** The site specific amendment affects the lands located on the south-easterly corner of Eyer Drive and Oklahoma Drive, described as Part of Lot 28, Broken Front Concession Range 3, Now Part of Part 1, 40R-2401, City of Pickering.
- Basis:** Through the review of Official Plan Amendment Application OPA 19-004/P, Zoning By-law Amendment Application A 14/19, Draft Plan of Subdivision SP-2019-04 and Draft Plan of Condominium CP-2019-05, City Council determined that the Amendment facilitates a development that is compatible with the surrounding community, and is an appropriate intensification project in Pickering’s urban area. The Amendment is consistent with the policies of the Provincial Policy Statement 2020, and conforms to A Place to Grow: Growth Plan for the Greater Golden Horseshoe (2019) and the Durham Regional Official Plan.

Actual

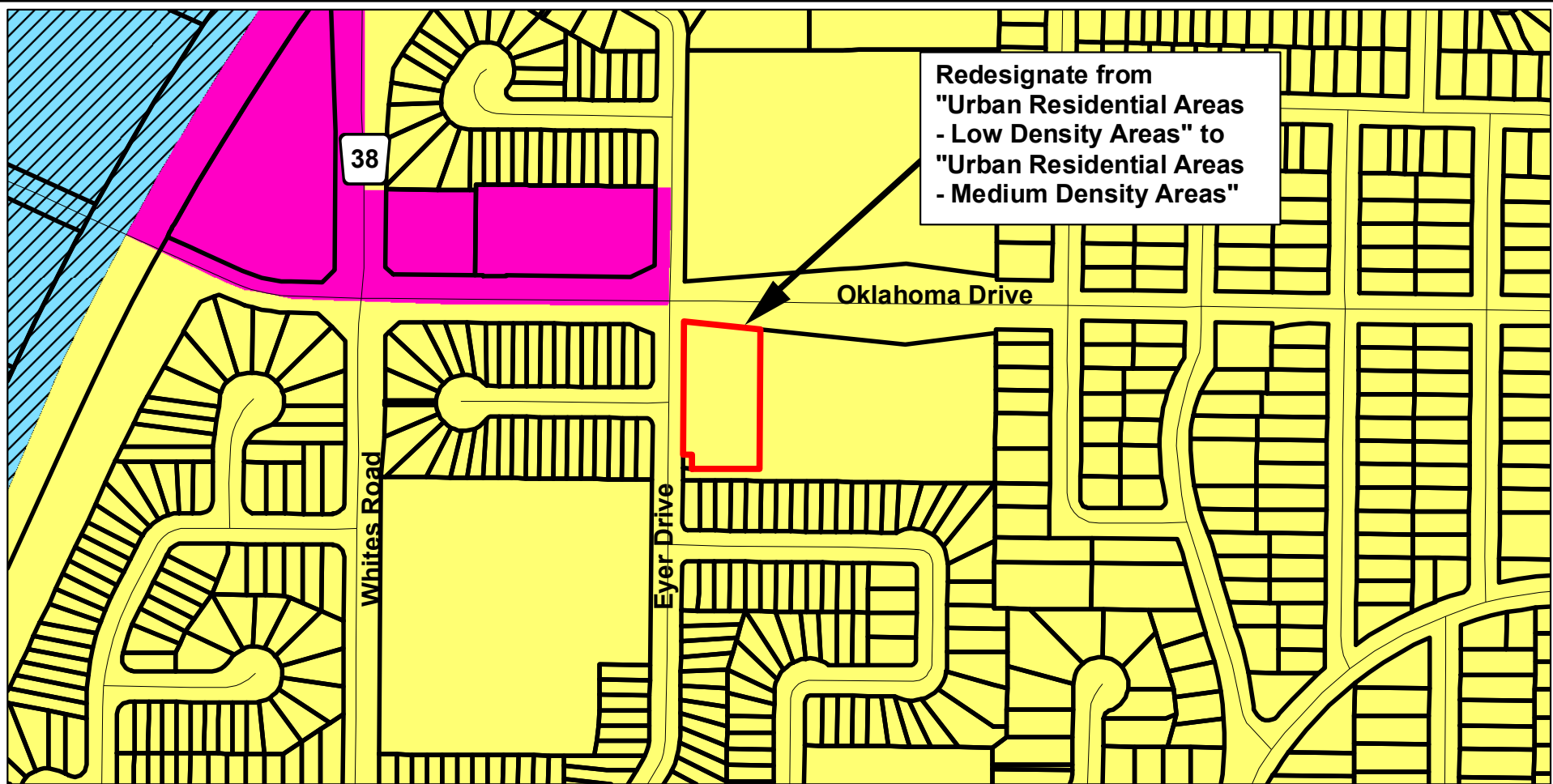
Amendment: The City of Pickering Official Plan is hereby amended by:

1. Amending Schedule I – Land Use Structure by replacing the “**Urban Residential Areas – Low Density Areas**” designation with “**Urban Residential Areas – Medium Density Areas**” designation for lands located on the southeast corner of Eyer Drive and Oklahoma Drive, as illustrated on Schedule ‘A’ attached to this amendment.

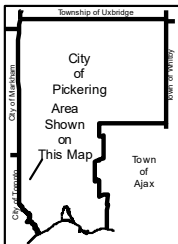
Implementation: The provisions set forth in the City of Pickering Official Plan, as amended, regarding the implementation of the Plan shall apply in regard to this Amendment.

Interpretation: The provisions set forth in the City of Pickering Official Plan, as amended, regarding the interpretation of the Plan shall apply in regard to this Amendment.

Schedule 'A' to Amendment 41
Existing Official Plan



Edition 8



Extract of
Schedule I to the
**Pickering
Official Plan**

Land Use Structure

Urban Residential Areas

 Low Density Areas

Mixed Use Areas

 Local Nodes

Employment Areas

 Prestige Employment

