



100 John West Way
Box 1000
Aurora, Ontario
L4G 6J1
Tel: (905) 727-1375
Web: www.town.aurora.on.ca

AFFIDAVIT UNDER SECTION 34(22) OF THE PLANNING ACT (1990)

I, Bob Panizza, hereby certify that the notice for By-law # 4634-05.D of the Corporation of the Town of Aurora, passed by the Council of the Corporation on the 25th day of January 2005, was given on the 28th day of January 2005, in the manner and form and to the persons prescribed by Ontario Regulation 199/96, as amended, made by the Lieutenant Governor-in-Council under subsection (18) of section 34 of the *Planning Act* R.S.O. 1990 c. P.13, as amended. I also certify that the 20 day appeal period expired on the 17th day of February 2005, and to this date no notice of appeal of the By-law has been filed with any person in the office of the Clerk.

Dated this 18th day of February 2005.

Bob Panizza
Town Clerk

The Corporation of the Town of Aurora

By-law Number 4634-05.D

***BEING A BY-LAW to amend
By-law No. 2213-78, as
amended, being the Zoning
By-law of the Town of
Aurora.***

**(Timothy Parker Boland,
Lot 65, Plan 246
14996 Yonge Street
Files D14-11-04 and D11-04-05)**

WHEREAS subsection 34 of the *Planning Act, R.S.O. 1990, c.P.13*, as amended provides that the Council of a local Municipality may pass a Zoning By-law;

AND WHEREAS the Council of the Corporation of the Town of Aurora enacted by-law 2213-78 being the Zoning By-law, as amended;

AND WHEREAS the Council of the Corporation of the Town of Aurora may deem it necessary to amend the Zoning By-law from time to time;

AND WHEREAS the Council of the Corporation of the Town of Aurora deems it advisable to further amend By-law 2213-78, as amended;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF AURORA HEREBY ENACTS AS FOLLOWS:

1. THAT the zoning category applying to the lands shown in hatching on Schedule "A" attached hereto and forming part of this By-law, is hereby amended from "Special Mixed Density Residential (R5) Zone" to "Special Mixed Density Residential (R5-28) Exception Zone".
2. THAT the following be added as Section 14.3 "Special Mixed Density Residential (R5-28) Exception Zone".

Section 14.3.28 Special Mixed Density Residential (R5-28) Exception
Zone
(4634-05.D)

14.3.28 Uses Permitted

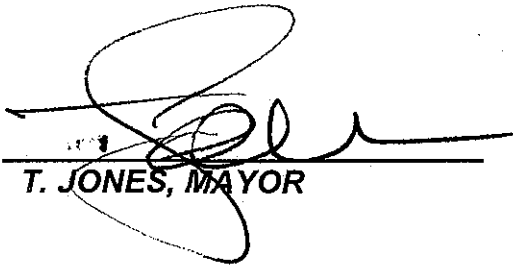
In accordance with Section 14.1 hereof with the addition of:

- Professional offices including medical offices provided that the maximum commercial floor area of all uses does not exceed 300m².

3. THAT no part of this By-law will come into force until the provisions of the Planning Act have been complied with, but subject to such provisions the By-law will take effect from the day of passing thereof.

READ A FIRST AND SECOND TIME THIS 25th DAY OF JANUARY, 2005.

READ A THIRD TIME AND FINALLY PASSED 25th DAY OF JANUARY, 2005.



T. JONES, MAYOR



B. PANIZZA, TOWN CLERK

TOWN OF AURORA

THE REGIONAL MUNICIPALITY OF YORK

LOCATION: 14996 Yonge Street
Lot 65, Plan 246

THIS IS SCHEDULE "A"


TO BY-LAW NO. 4634-05.D

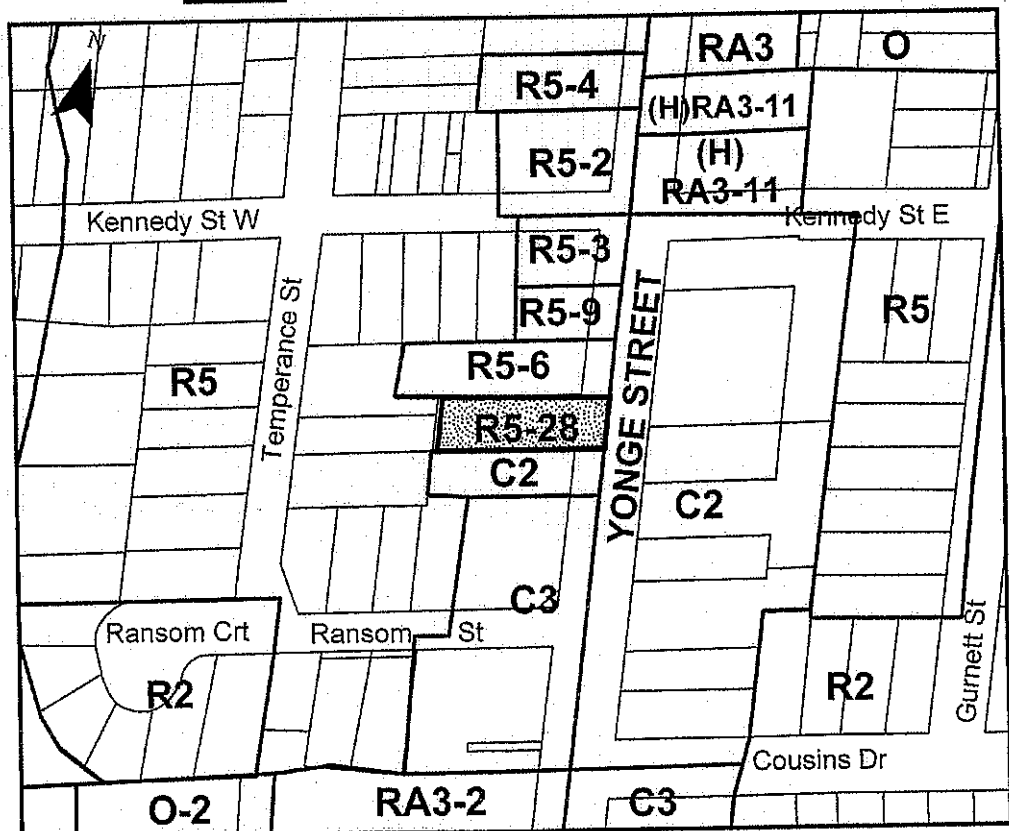
PASSED THIS 25 DAY

OF JANUARY, 2005.


B. PANIZZA, CLERK


T. JONES, MAYOR

 LANDS SUBJECT TO REZONING
FROM "R5" TO "R5-28"



SCHEDULE "A" TO BY-LAW NO. 4634-05.D

Explanatory Note

Re: Zoning By-law No. 4634-05.D

By-law Number 4634-05.D has the following purpose and effect:

To amend By-law 2213-78, as amended, the Zoning By-law in effect in the Town of Aurora, to rezone the subject lands from "Special Mixed Density Residential (R5) Zone" to "Special Mixed Density Residential (R5-28) Exception Zone". The rezoning will permit the use of the subject lands for professional offices including medical offices, and limit the commercial floor area to 300m².