

THE CORPORATION OF THE TOWN OF MILTON

BY-LAW XXX-2026

BEING A BY-LAW TO AMEND THE TOWN OF MILTON COMPREHENSIVE ZONING BY-LAW 016-2014, AS AMENDED, PURSUANT TO SECTION 34 OF THE PLANNING ACT IN RESPECT OF THE LANDS DESCRIBED HEREIN APPENDIX A), TOWN OF MILTON, REGIONAL MUNICIPALITY OF HALTON. FILE: Z-XX/26.

WHEREAS The Council of the Corporation of the Town of Milton, deems it appropriate to amend Comprehensive Zoning By-law 016-2014, as amended;

AND WHEREAS the Town of Milton Official Plan provides for the lands to be zoned as set forth in this By-law;

NOW THEREFORE the Council of the Corporation of the Town of Milton hereby ENACTS AS FOLLOWS:

1. **THAT** Schedule A to Comprehensive Zoning By-law 016-2014, as amended, is hereby further amended by changing the existing Agricultural (A1) and Greenlands A (GA) Zones in Zoning By-law No. 144-2003, to a site-specific Industrial (M2*xxx), Stormwater Management (OS-2), and Natural Heritage (NHS) Zones on the lands shown on Schedule A attached hereto.
2. **THAT** Section 13.1.1 of Comprehensive Zoning By-law 016-2014, as amended, is hereby further amended by adding Section 13.1.1.xxx to read as follows:

Notwithstanding any provisions of the By-law to the contrary, for lands zoned M2*xxx, the following standards and provisions shall apply:

- i. The following shall be the only permitted uses:
 - a. Uses permitted in the M2 zone
 - b. Cold Storage Warehouse
 - c. Convention Centre
 - d. Data Centre
 - e. District Heating and Cooling Plant
 - f. Fitness Centre
 - g. Motor Vehicle and Equipment Storage
 - h. Recreation and Athletic Facility
 - i. Warehouse Club
 - j. Wholesale Operation

ii. Special Definitions

For the purposes of this section, the following definitions shall apply:

- a. Cold Storage Warehouse: A warehouse, or part thereof, where bulk chilled or frozen foodstuffs, such as meats, poultry, fish and vegetables are stored, displayed and/or offered for sale in bulk within chilled or frozen compartments
- b. Data Centre: A Data Centre shall mean a physical room(s), building(s) or facility(ies) that stores information technology

- (IT) infrastructure and associated components for building, running, and delivering applications and services
- c. District Heating and Cooling Plant: A premises used to generate, for local distribution, thermal energy to heat or cool.
- d. Motor Vehicle and Equipment Storage: A facility, lot, or building used for the short- or long-term storage or parking of operational motor vehicles (e.g., cars, trucks, or trailers) and commercial, industrial, or agricultural equipment.
- e. Warehouse Club: A retail establishment with a minimum floor area of 9300 m2 engaged in retailing to club members primarily a general line of food-related products in large formats, in combination with a wide range of non-food items and services.

iii. Site Specific Provisions

For lands zoned site-specific General Industrial (M2***xxx**), the following additional special site provisions shall apply:

- a. Notwithstanding Section 4.17.ii, the number of *shipping containers* permitted on a *lot* shall not have a maximum.
- b. Notwithstanding Section 4.17.iv, a *shipping container* shall be located in all *yards*, except a *front yard*, provided that a minimum distance of 30m is maintained from any *street line*.
- c. Notwithstanding Section 5.6.1 Table 5B, for a two-way *driveway*, the maximum width shall be 25.0m
- d. Notwithstanding Section 8.2 Table 8B, the maximum *Building Height* for a *Cold Storage Warehouse* use shall be 45m.

3. Schedule A shall be and hereby form part of this By-law.

READ A FIRST, SECOND AND THIRD time and finally passed this_
____day of_____, 20__.

Mayor

Town Clerk

APPENDIX A:

LEGAL DESCRIPTION – Lands Municipally known as various addresses, Town of Milton, Regional Municipality of Halton:

PIN: 24934-0179(LT) - PART OF LOT 5, CONCESSION 2, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY DESIGNATED AS PART 1 PLAN 20R-9981, EXCEPT PART 1 PLAN 20R-17357, PART 1 PLAN 20R-17644, PART 1 PLAN 20R-18441 AND PART 1 PLAN 20R-20413; PIN: 24934-0175(LT) - PART OF LOT 5, CONCESSION 2, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY AS IN INSTRUMENT NO: 270545, EXCEPT PARTS 1 AND 2 PLAN 20R-20487; PIN: 24934-0173(LT) - PART OF LOT 5, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY AS IN INSTRUMENT NO: 769762, EXCEPT PARTS 1 AND 2 PLAN 20R-20486; PIN: 24934-0032(LT) - PART OF LOT 4, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY AS IN INSTRUMENT NO: 594165, SUBJECT TO AN EASEMENT AS IN INSTRUMENT NO: 63512; PIN: 24934-0034(LT) - PART OF LOT 4, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, SECONDLY AS IN INSTRUMENT NO: 143114, LYING NORTHEAST OF THE CNR LANDS, SUBJECT TO AN EASEMENT AS IN INSTRUMENT NO: 143114; PIN: 24934-0041(LT) - PART OF LOT 2, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 677490, LYING NORTHEAST OF THE CNR LANDS; PIN: 24934-0044(LT) - PART OF LOT 2, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY DESIGNATED AS PART 1 PLAN 20R-2921; PIN: 24934-0045(LT) - PART OF LOT 2, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY DESIGNATED AS PART 2 PLAN 20R-2921; PIN: 24934-0046(LT) - PART OF LOT 2, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 245200; PIN: 24934-0055(LT) - PART OF LOT 1, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 818686. TOGETHER WITH A RIGHT OF WAY AS IN INSTRUMENT NO: 818686; PIN: 24934-0056(LT) - PART OF LOT 1, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 269467; PIN: 24934-0057(LT) - PART OF LOT 1, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 703232. TOGETHER WITH A RIGHT OF WAY AS IN INSTRUMENT NO: 703232; PIN: 24934-0058(LT) - PART OF LOT 1, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 379330; PIN: 24934-0059(LT) - PART OF LOT 1, CONCESSION 1, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NEW SURVEY, AS IN INSTRUMENT NO: 581913. TOGETHER WITH A RIGHT OF WAY AS IN INSTRUMENT NO: 581913; PIN: 24927-0136(LT) - PART OF LOT 35, CONCESSION 2, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NORTH OF DUNDAS STREET AS IN INSTRUMENT NO: 672059, SAVE AND EXCEPT PART 2, PLAN 20R-15074, TOGETHER WITH A RIGHT OF WAY AS IN INSTRUMENT NO: 672059; AND PIN: 24927-0004(LT) - PART OF LOT 35, CONCESSION 2, GEOGRAPHIC TOWNSHIP OF TRAFALGAR NORTH OF DUNDAS STREET AS IN INSTRUMENT NO: 252015 LYING WEST OF THE RAILWAY LANDS, SUBJECT TO EASEMENTS AS IN INSTRUMENT NOS: 423191, TW26530, TW30915 AND TW31026, TOWN OF MILTON, REGIONAL MUNICIPALITY OF HALTON.

SCHEDULE 'A' LAND USE
TO BY- LAW NO. XXXX-2026
TOWN OF MILTON

REFER TO APPENDIX "A"

