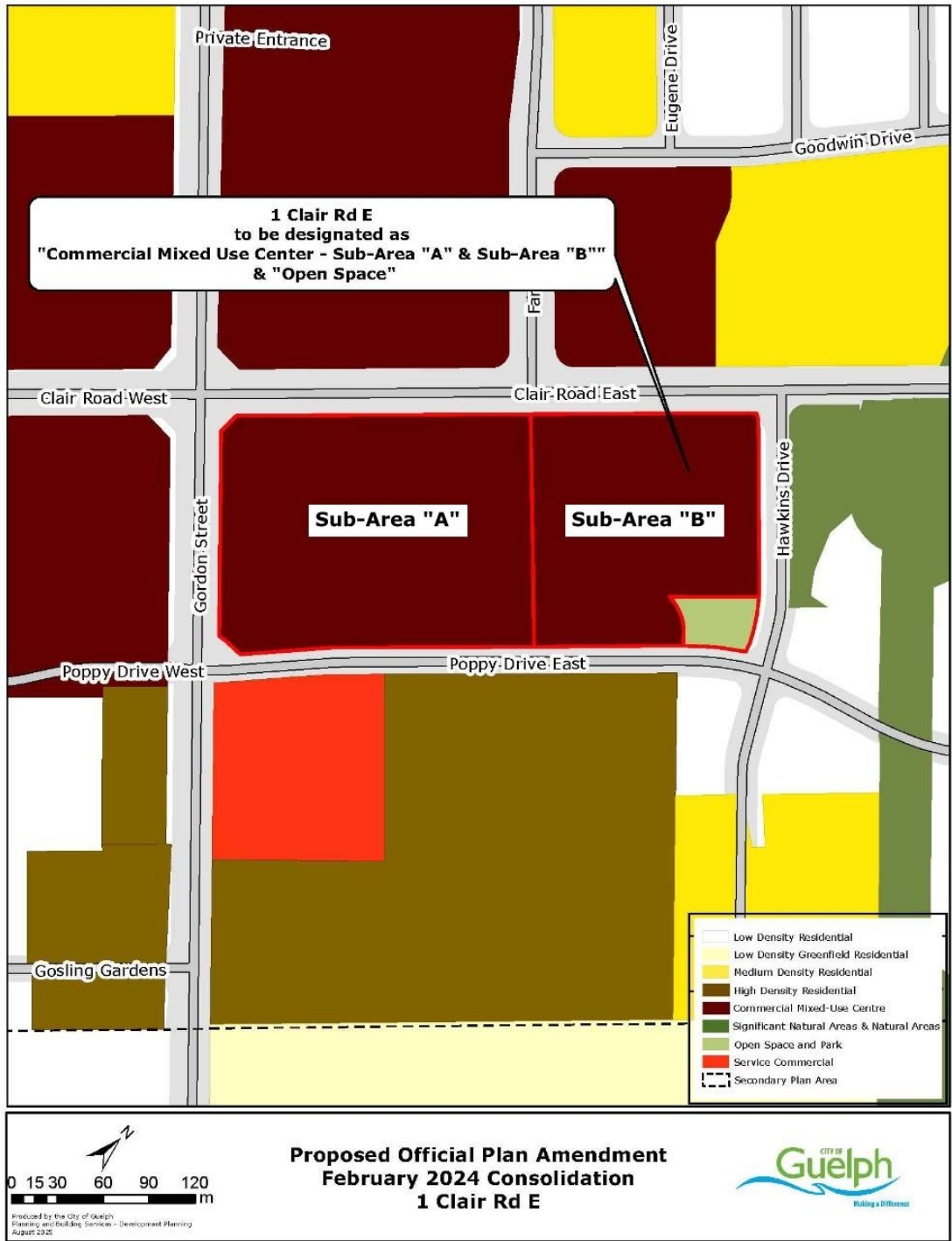


Attachment-5 Proposed Official Plan Designation:

Figure 1: Proposed Official Plan Designation, Guelph Official Plan 2024 Consolidation



Proposed Land Use Designation: “Commercial Mixed Use Center Sub Area – “A” and Sub-Area “B” and Open Space and Park”

Notwithstanding Schedule 2: Land Use Plan of the Official Plan, the lands municipally known as 1 Clair Road East shall be designated as a Commercial Mixed Use Center Sub Area “A” and Sub Area “B” and Open Space and Park.

Proposed Official Plan Policy Regulations

Notwithstanding Part III, Subsections 9.4.3.19 (ii) of this Plan, for the lands described as 1 Clair Road East, for freestanding residential and residential within mixed-use buildings, the maximum net density of 250 units per hectare shall apply to the entirety of the block, despite any future severance, partition or division for any purpose. Sub Area A on Schedule “A”, the maximum net density is 184 units per hectare. Sub Area B on Schedule “A”, the maximum net density is 351 units per hectare.