

(13H) – Within the lands zoned EMP-2 and shown as affected by this provision on Zoning Grid Schedule 217 and 242 of Appendix A, no person shall develop or redevelop lands until such time as:

- a) A clearance letter is received from the *Region* advising the *City's* Director of Planning that adequate *Regional* services and/or roadworks are “available (1)” or that “acceptable arrangements (2)” have been made therefor;
- b) A clearance letter is received from the *City's* Director of Engineering advising the *City's* Director of Planning that adequate *City* services and/or roadworks are “available (1)” or that “acceptable arrangements (2)” have been made therefor; and,
- c) The holding provision has been removed by by-law:

This holding provision shall apply to all *uses* except those *uses existing on lots existing* on October 11, 1994.

- (1) "Available" means the necessary provision of municipal services and/or roadworks to the level of construction, state of completion, or period of commissioning as the *City's* Director of Engineering and/or the *Region* determines to be appropriate.
- (2) "Acceptable Arrangements" means that the necessary agreements for the provision of services and/or roadworks have been entered into with the *City* or *Region*, as the case may be and registered on title, engineering design has been approved and the necessary and related financial guarantees have been received by the relevant municipality.