

# **The Corporation of the City of North Bay**

## **By-Law No. 2015-08**

### **A By-Law To Amend Zoning By-Law No. 28-80 To Rezone Certain lands on Peninsula Road from a “Rural Commercial (RC)” Zone to a “Rural Commercial Special No. 21 (RC Sp.21)” Zone**

#### **(2299721 Ontario Inc. – Peninsula Road)**

**Whereas** the owner of the subject property has initiated an amendment to the Zoning By-law;

**And Whereas** the Council of The Corporation of the City of North Bay has ensured that adequate information has been made available to the public, and has held at least one public meeting after due notice for the purpose of informing the public of this By-law;

**And Whereas** it is deemed desirable to amend the zone designation shown on Schedule “C-5” of By-law No. 28-80 pursuant to Section 34 of the Planning Act R.S.O. 1990, as amended.

**And Whereas** Council passed a resolution on December 15, 2014 to approve this rezoning.

**Now therefore the Council of the Corporation of The City of North Bay hereby enacts as follows:**

- 1) Schedule “C-5” of By-law No. 28-80 is amended by changing the zoning designation of the property shown on Schedule “A” attached hereto (which property is more particularly described as Parcel 2317 W&F, Part of Broken Lot 8, Concession B, Widdifield as in LT48669, S/T LT48669, PIN No. 49137-0058 and Parcel; 2834 W&F, Part of Lot 9, Concession B, Widdifield as in LT53545, S/T LT246776, PIN No. 49137-0060 in the City of North Bay), shown as hatched on Schedule A attached hereto from a “Rural Commercial (RC)” zone to a “Rural Commercial Special No. 21 (RC Sp.21)” zone.
- 2) All buildings or structures erected or altered and the use of land in such “Rural Commercial Special No. 21 (RC Sp.21)” zone shall conform to all applicable provisions of By-law No. 28-80 of The Corporation of the City of North Bay.
- 3) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.21:  
  
"11.2.21 “Rural Commercial Special No. 21 (RC Sp.21)”  
  
11.2.21.1 The property description of this “Rural Commercial Special No. 21 (RC Sp.21)” is Parcel 2317 W&F, Part of Broken Lot 8, Concession

B, Widdifield as in LT48669, S/T LT48669, PIN No. 49137-0058 and Parcel; 2834 W&F, Part of Lot 9, Concession B, Widdifield as in LT53545, S/T LT246776, PIN No. 49137-0060 along Peninsula Road in the City of North Bay as shown on the attached Schedule and on Schedule "C-5".

11.2.21.2 (a) No person shall use land, or use, erect, or construct any building or structure in this "Rural Commercial Special No. 21 (RC Sp.21)" except for the following uses:

- Hotel, Motel and Tourist Cabins, or Other Tourist Commercial Establishments
- Public and Private Recreational Facilities
- Restaurants
- Taverns
- Retail Commercial Outlets
- Service Stations
- Accessory Docking Facilities Ancillary to the Main Use
- Accessory uses to the above including up to four dwelling units as part of the main building

11.2.21.2 (b) The regulations for this "Rural Commercial Special No. 21 (RC Sp.21)" are as follows:

- i) The minimum lot frontage shall be 63.4 metres
- ii) The minimum easterly side yard setback shall be 0.8 metres

11.2.21.3 The use of land or building in this "Rural Commercial Special No. 21 (RC Sp.21)" shall conform to all other regulations of this By-law, except as hereby expressly varied."

- 4) Section 11 of By-law No. 28-80 is further amended by inserting "Rural Commercial Special No. 21 (RC Sp.21)" as shown on Schedule "B" to this By-law.
- 5)
  - a) Notice of this By-law shall be given by the Clerk in the manner and form and to the persons prescribed by Section 6 of O. Reg. 545/06 as amended.
  - b) Where no notice of appeal is filed with the Clerk of The Corporation of the City of North Bay within twenty (20) days after the day that the giving of written notice as required by the Act is completed, then this By-law shall be deemed to have come into force on the day it was passed.
  - c) Where one or more notices of appeal are filed with the Clerk of The

Corporation of the City of North Bay within twenty (20) days after the day that the giving of written notice as required by the Act is completed, setting out the objection to the By-law and the reasons in support of the objection, then this By-law shall not come into force until all appeals have been finally disposed of, whereupon the By-law shall be deemed to have come into force on the day it was passed.

**Read a First Time in Open Council the 5th Day of January, 2015.**

**Read a Second Time in Open Council the 5th Day of January, 2015.**

**Read a Third Time in Open Council and Passed this 19th Day of January, 2015.**

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**Mayor, Allan McDonald**

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**City Clerk, Catherine Conrad**

# Schedule A

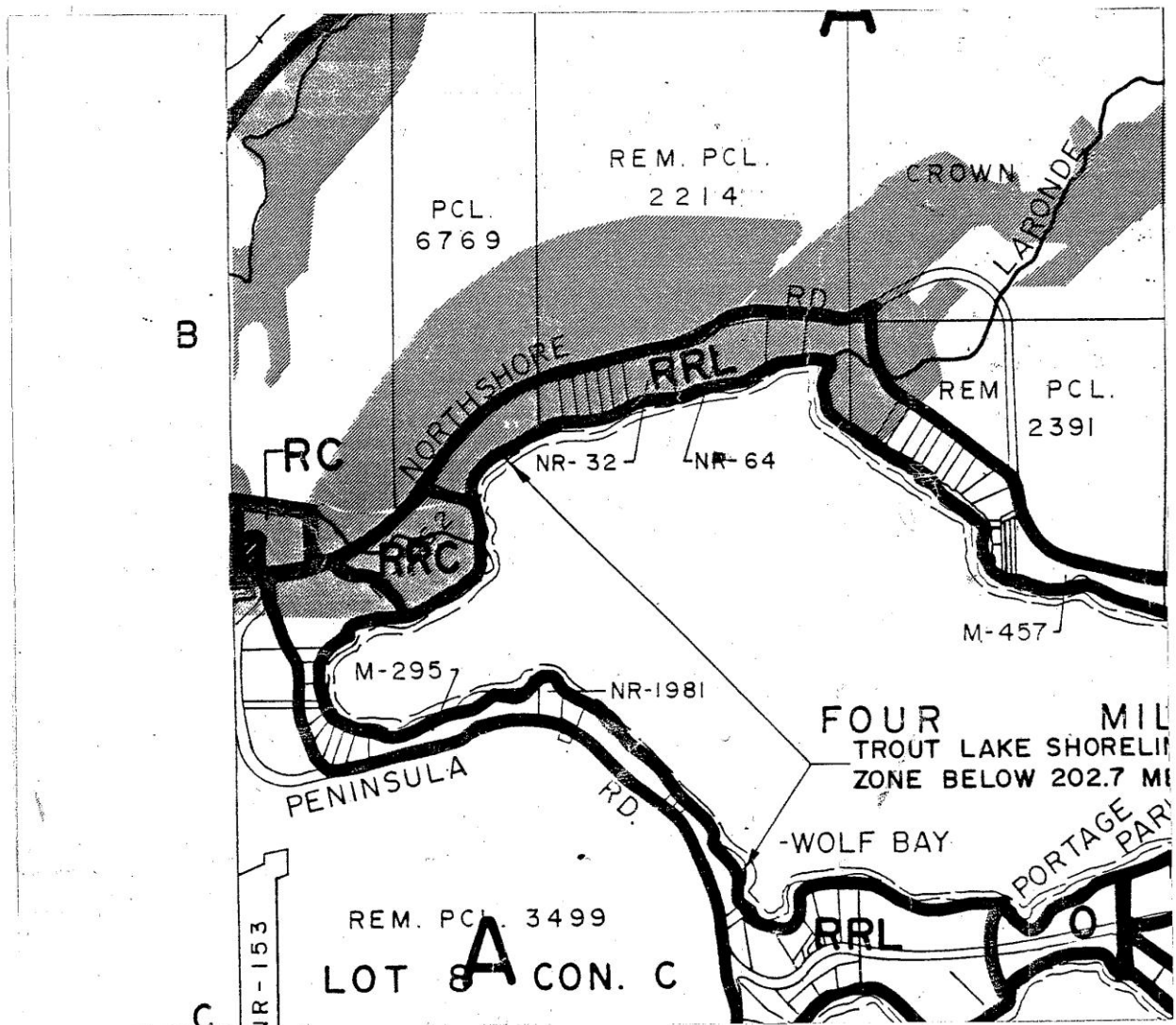
This is Schedule "A"


To By-law No. 2015-08

Passed the 19th day of January, 2015

\_\_\_\_\_  
Mayor Allan McDonald

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City Clerk Catherine Conrad



 Zoning By-law Amendment  
From: "Rural Commercial"  
To: "Rural Commercial Special No. 21 (RC Sp.21)"

# Schedule B

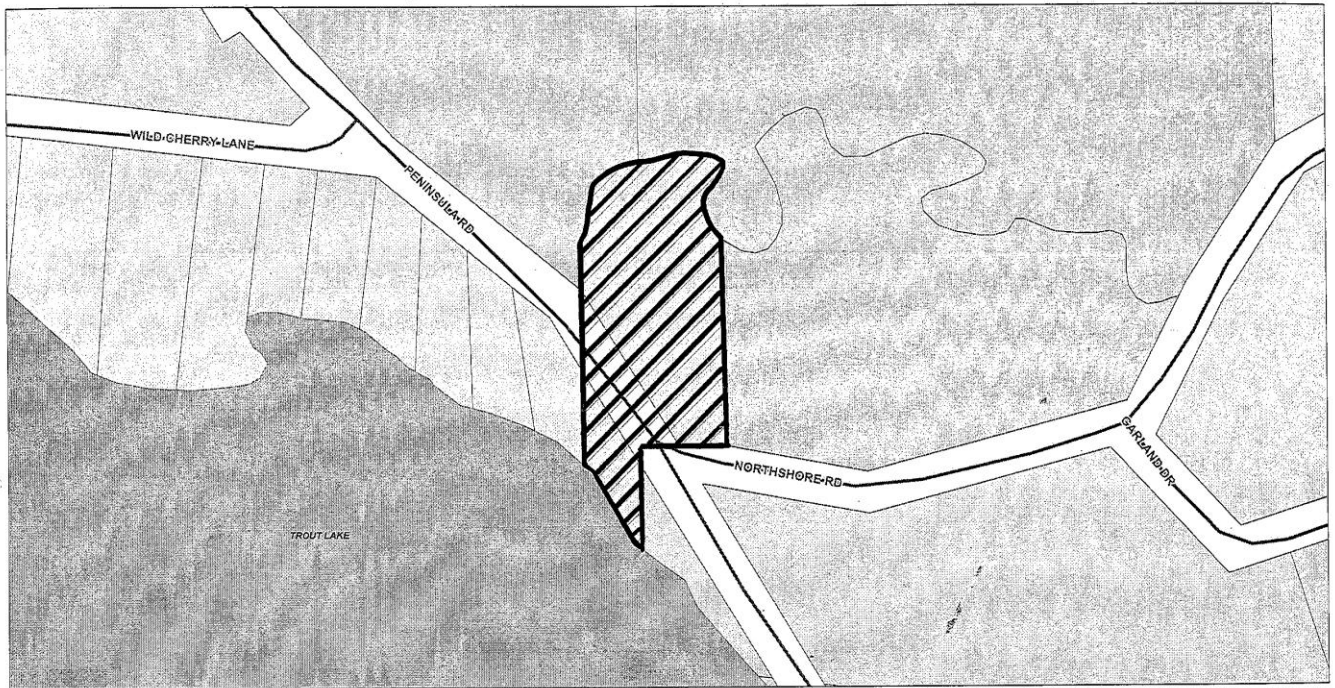
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
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Mayor Allan McDonald

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 Zoning By-law Amendment  
From: "Rural Commercial"  
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# Schedule C

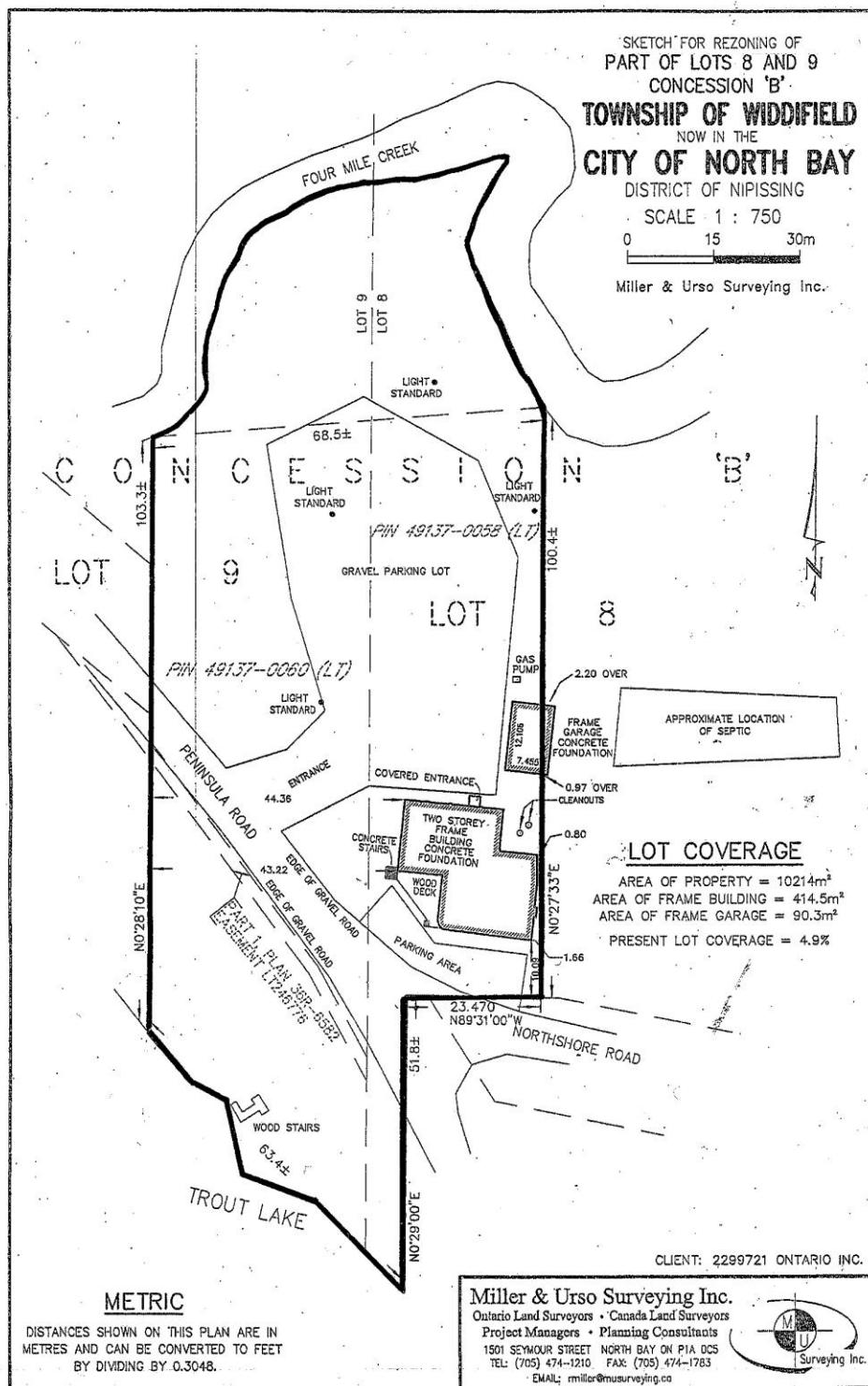
This is Schedule "C"

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Passed the 19th day of January, 2015

Mayor Allan McDonald

City Clerk Catherine Conrad



Zoning By-law Amendment  
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To: "Rural Commercial Special No. 21 (RC Sp.21)"