

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 18-84

A BY-LAW TO AMEND BY-LAW NO. 28-80 TO REZONE CERTAIN LANDS AT BEAVER CRESCENT FROM "RESIDENTIAL THIRD DENSITY (R.3)" AND "RESIDENTIAL SECOND DENSITY (R.2)" ZONES TO "RESIDENTIAL SPECIAL ZONE NO. 11 (RM.2 SP.11)" (MILLFORD DEVELOPMENT LTD.)

WHEREAS the owner of the subject property has requested a rezoning;
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 "B-70" of By-Law No. 28-80 pursuant to Section 34 of The Planning Act;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF NORTH BAY HEREBY ENACTS AS FOLLOWS:

1. Schedule "B-70" 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 Part of Block "C", Plan M-364 and Part 1, Plan 36R-4229 in the City of North Bay, shown as hatched on Schedule "B" attached hereto), from a "Residential Third Density (R.3)" Zone and a "Residential Second Density (R.2)" Zone to a "Residential Special Zone No. 11 (RM.2 SP.11)" Zone.
2. Section 11 of By-Law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.11:

"11.2.11 "Residential Special Zone No. 11 (RM.2 SP.11)"

11.2.11.1 The property description of this "Residential Special Zone No. 11 (RM.2 SP.11)" is:
Part of Block "C", Plan M-364 and Part 1, Plan 36R-4229 in the City of North Bay as shown on the attached Schedule and Schedule "B-70".

11.2.11.2 (a) No person shall use land or erect or construct any building or structure in this "Residential Special Zone No. 11 (RM.2 SP.11)" Zone except for the following uses:
A total of thirty-nine (39) two-storey
Townhouse units;
Private Park and Playground.

11.2.11.2 (continued)

(b) The regulations for this "Residential Special Zone No. 11 (RM.2 SP.11)" Zone are as follows:

- (i) The minimum lot area per dwelling unit shall be two hundred seventy-nine (279) square metres;
- (ii) The maximum lot coverage shall be thirty (30) percent;
- (iii) The setback from the front lot line shall be a minimum of six (6) metres;
- (iv) The setback from the side lot line shall be a minimum of seven and six-tenths (7.6) metres;
- (v) The setback from the rear lot line shall be a minimum of seven and six-tenths (7.6) metres;
- (vi) The minimum number of off-street parking spaces shall be forty-nine (49).

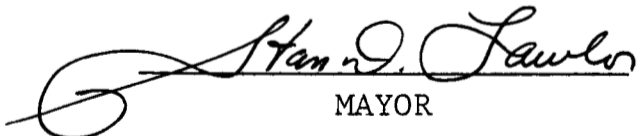
11.2.11.3 The use of land or buildings in this "Residential Special Zone No. 11 (RM.2 SP.11)" Zone shall conform to all other regulations of this By-Law except as hereby expressly varied."

- 3. Section 11 of By-Law No. 28-80 is further amended by inserting "Schedule to Residential Special Zone No. 11 (RM.2 SP.11)" as shown on Schedule "C" to this By-Law.
- 4. Pursuant to Section 34(5) of The Planning Act, no person shall use land or erect or use a building or structure in such "Residential Special Zone No. 11 (RM.2 SP.11)" Zone shown on Schedule "B" attached hereto unless such building or structure, designed for human habitation has no opening such as a door, window, vent, passageway or any other opening below the Canadian Geodetic Datum elevation of one hundred ninety-seven and ninety-two one-hundredths (197.92) metres.
- 5. (a) Notice of this By-Law shall be given by the Clerk in the manner and form and to the persons prescribed by Ontario Regulations 404/83, not later than 15 days after the day this By-Law is passed.
(b) Where no notice of appeal is filed with the Clerk of The Corporation of the City of North Bay within thirty-five (35) days from the passing of this By-Law, then this By-Law shall be deemed to have come into force on the day it was passed.

5. (continued)

(c) Where one or more notices of appeal are filed with the Clerk of the Corporation of the City of North Bay within thirty-five (35) days from the passing of this By-Law setting out 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 13TH DAY OF FEBRUARY 1984 .
READ A SECOND TIME IN OPEN COUNCIL THE 5TH DAY OF NOVEMBER 1984 .
READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 5TH DAY OF
NOVEMBER 1984 .


MAYOR


CITY CLERK

This is Schedule " A "

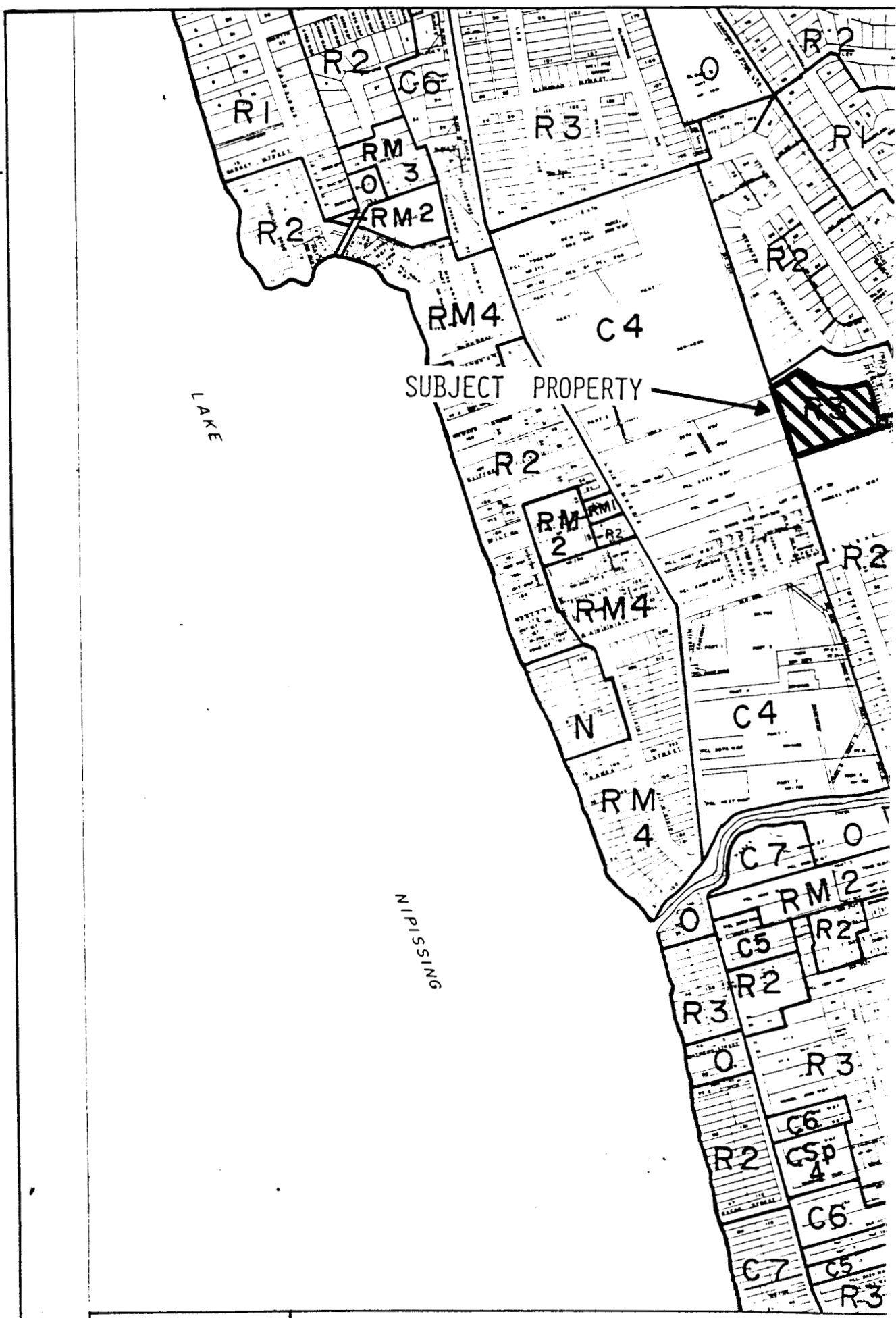
To By-law No. 18-84

Passed the 5th day of November,

19 84.

Stan D. Lawlor
MAYOR

B. Burton
CITY CLERK



SCHEDULE
B - 70
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CITY OF NORTH BAY
ZONING BY-LAW N^o 28-80
11-79

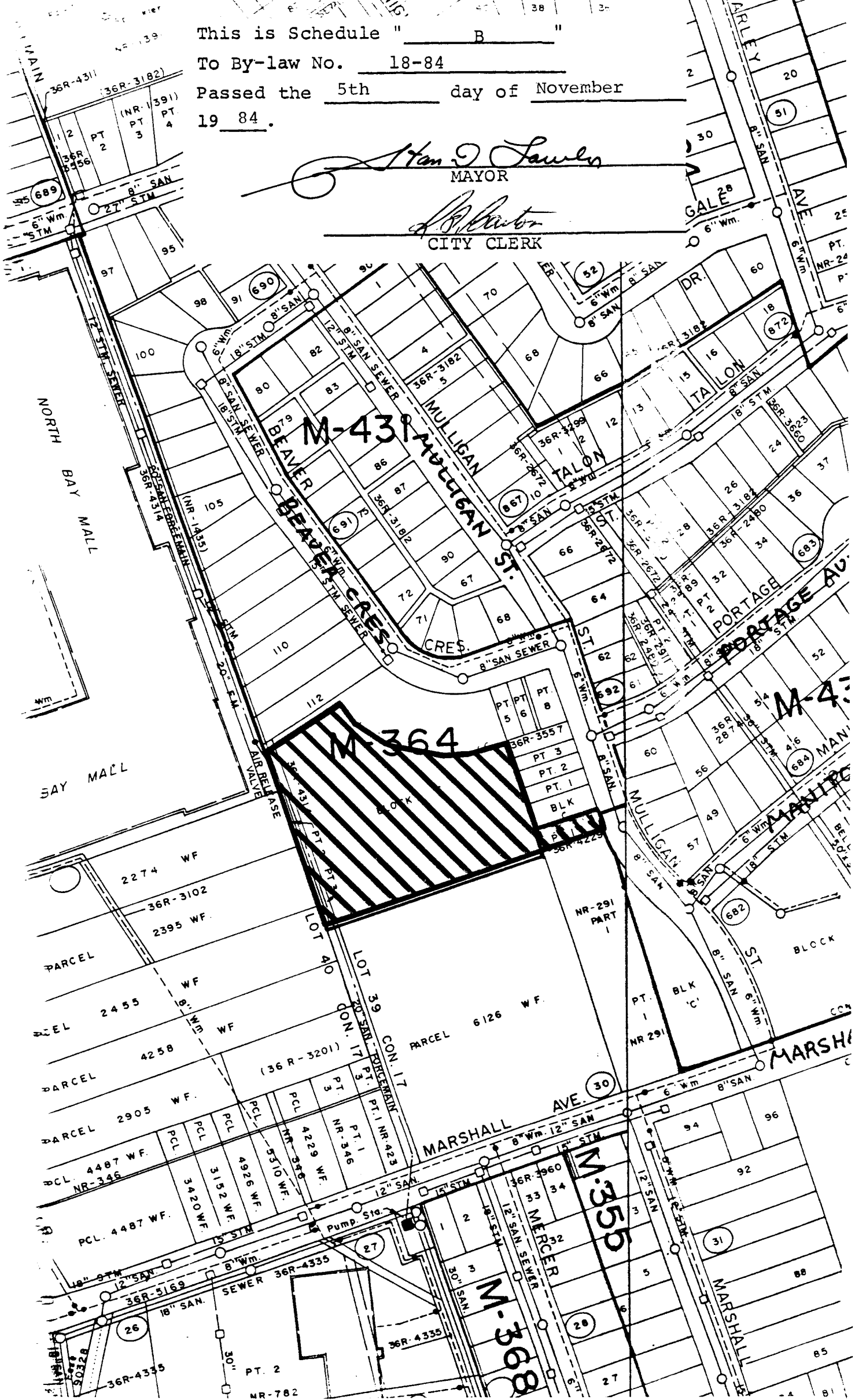
This is Schedule " B "

To By-law No. 18-84

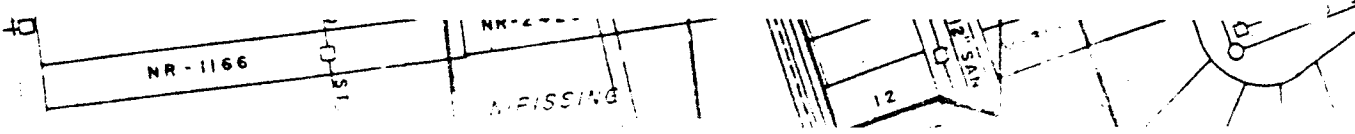
Passed the 5th day of November
19 84.

Stan J. Lawley
MAYOR

A. B. [unclear]
CITY CLERK



FROM "RESIDENTIAL THIRD DENSITY (R.3)" AND "RESIDENTIAL SECOND DENSITY (R.2)" TO "RESIDENTIAL SPECIAL ZONE NO. 11 (RM.2SP.11)"



This is Schedule " C "

To By-law No. 18-84

Passed the 5th day of November, 19 84.

Stan D. Lawley
MAYOR

A. B. Clinton
CITY CLERK

SCHEDULE TO "RESIDENTIAL SPECIAL ZONE NO. 11(RM.2SP.11)"

