

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 1999-101

**A BY-LAW TO AMEND BY-LAW NO. 28-80
TO REZONE CERTAIN LANDS ON GORMAN
STREET FROM A "RESIDENTIAL MULTIPLE
SECOND DENSITY SPECIAL ZONE NO. 69
(RM2 SP.69)" TO A "RESIDENTIAL FIFTH
DENSITY SPECIAL ZONE NO. 74 (R5 SP.74)"
(ONTARIO REALTY CORP. - 1353 GORMAN STREET)**

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-41" of By-law No. 28-80 pursuant to Section 34 of the Planning Act R.S.O. 1990, as amended.

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

- 1) Schedule "B-41" 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 Plan 15, Lots 3 to 6, Blocks O, P, Q and part Block N) along Gorman Street in the City of North Bay, shown as hatched on Schedules "B & C" attached hereto from a "Residential Multiple Second Density Special Zone No. 69 (RM2 Sp.69)" to a "Residential Fifth Density Special Zone No. 74 (R5 Sp. 74)".
- 2) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.74:

"11.2.74 "Residential Fifth Density Special Zone No. 74 (R5 Sp.74)"

11.2.74.1 The property description of this "Residential Fifth Density Special Zone No. 74 (R5 Sp.74)" is Plan 15, Lots 3 to 6, Blocks O, P, Q and part Block N along Gorman Street in the City of North Bay as shown on the attached Schedules and Schedule "B-41".

11.2.74.2(a) No person shall use land, or use, erect, or construct any building or structure in this "Residential Fifth Density Special Zone No. 74 (R5 Sp.74)" except for the following uses:

- single detached dwelling;
- semi-detached dwelling;
- parks, playgrounds, non-profit uses;
- institutional uses;
- home based business.

11.2.74.2(b) The regulations for this "Residential Fifth Density Special Zone No. 74 (R5 Sp.74)" are as follows:

- i) the minimum lot frontage would be thirteen and four-tenths (13.4) metres;
- ii) the minimum rear yard setback for Lots 3 to 6, Plan 15 shall be eighteen and zero-tenths (18.0) metres.

11.2.74.3 The use of land or building in this "Residential Fifth Density Special Zone No. 74 (R5 Sp.74)" 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 Fifth Density Special Zone No. 74 (R5 Sp.74)" as shown on Schedule "C" to this By-law.
- 4) Section 11.2.69 of By-law No. 28-80 is hereby deleted.
- 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 4 of O. Reg. 199/96 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 12th DAY OF July

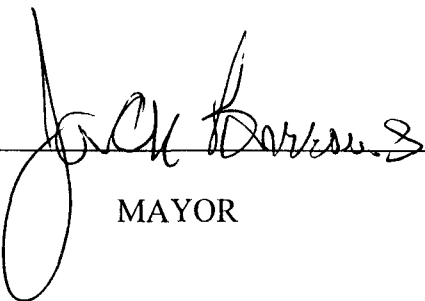
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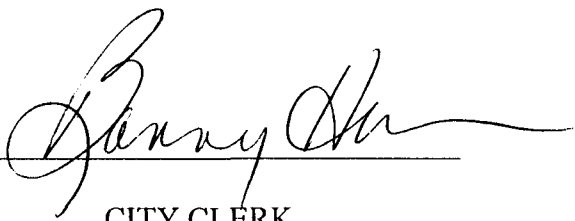
READ A SECOND TIME IN OPEN COUNCIL THE 26th DAY OF July

199 9.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 26th DAY

OF July 199 9.


MAYOR

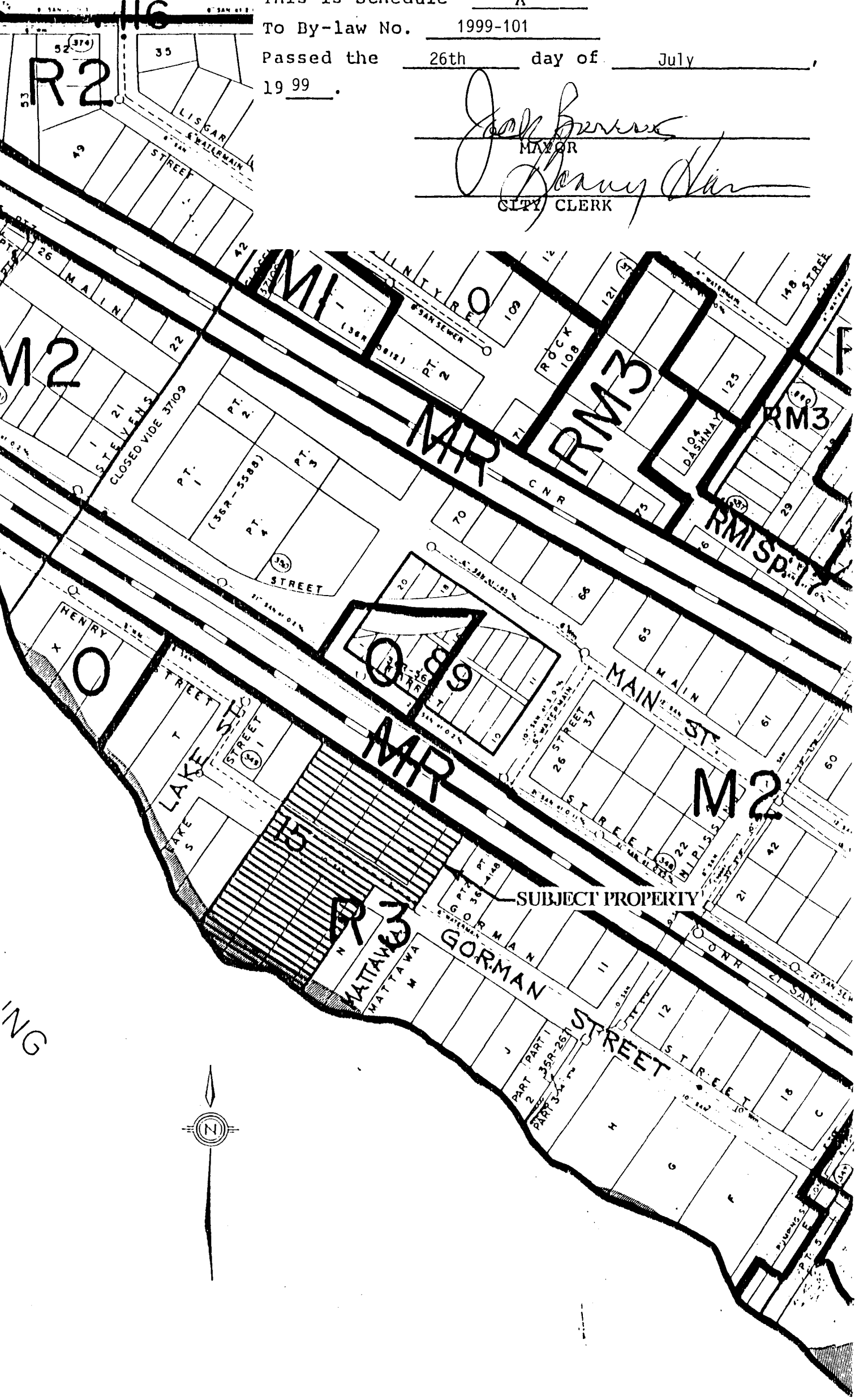

CITY CLERK

This is Schedule " A "

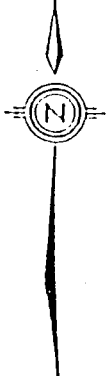
To By-law No. 1999-101

Passed the 26th day of July, 1999.

Jack Brennan
MAYOR
Deputy Clerk
CITY CLERK



SUBJECT PROPERTY



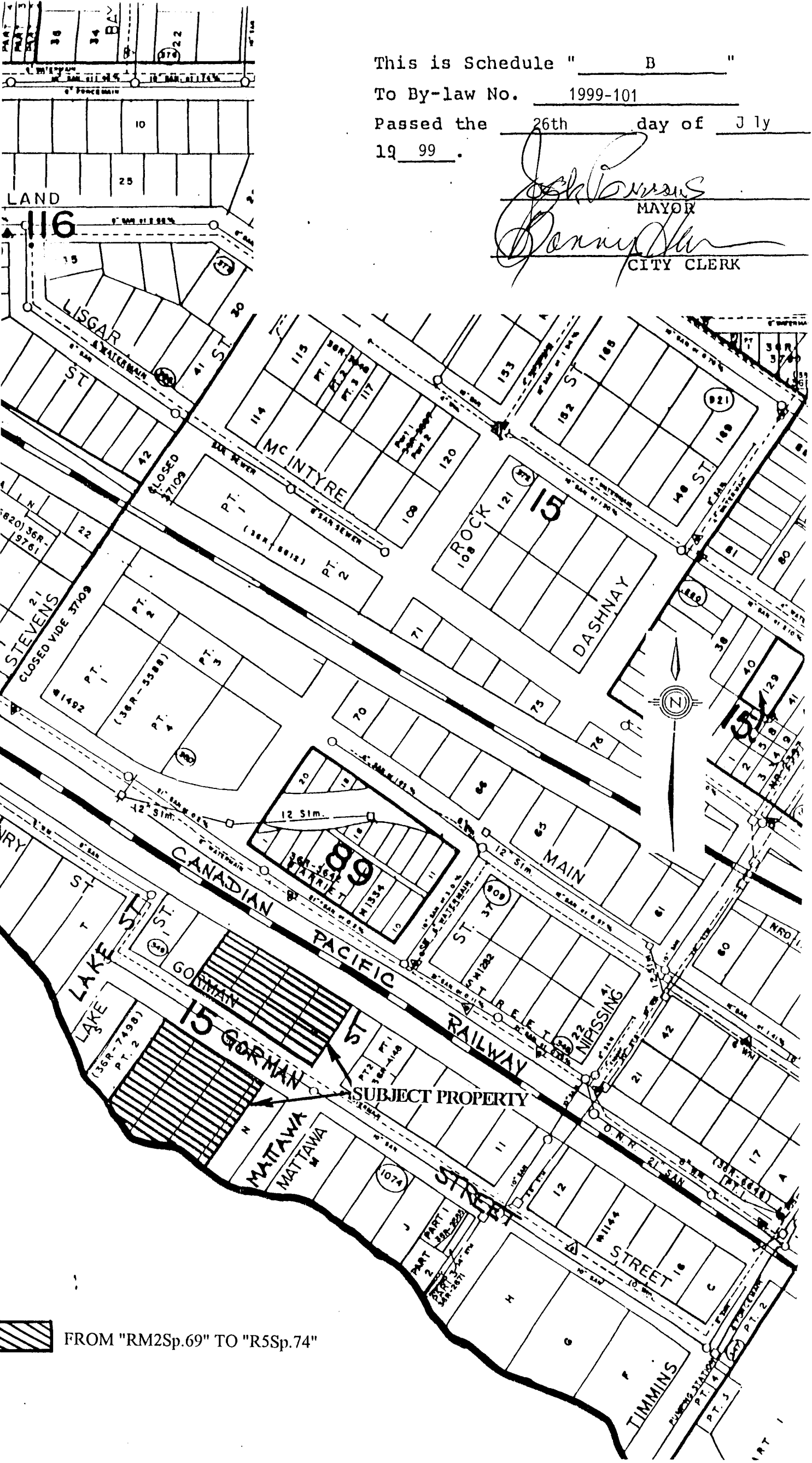
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This is Schedule " B "

To By-law No. 1999-101

Passed the 26th day of July 19 99 .

John Thomas
MAYOR
Dorothy
CITY CLERK



FROM "RM2Sp.69" TO "R5Sp.74"

This is Schedule " C "

To By-law No. 1999-101

Passed the 26th day of July
19 99.

John Brown
MAYOR
Dorothy Van
CITY CLERK

ULE TO "RESIDENTIAL FIFTH DENSITY SPECIAL ZONE NO. 74 (R5 Sp.74)"

