

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 1999-105

**A BY-LAW TO AMEND BY-LAW NO. 28-80 TO
REZONE CERTAIN LANDS ON 257 FOURTH
AVENUE EAST FROM A "RESIDENTIAL THIRD
DENSITY (R3)" ZONE TO A "RESIDENTIAL
MULTIPLE FIRST DENSITY SPECIAL ZONE
NO. 73 (RM1 SP.73)"
(R. & E. LANDRY - 257 FOURTH AVENUE EAST)**

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-51" 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-51" 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 Lot 16, Plan 57 and part of Lot 124) along Fourth Avenue East in the City of North Bay, shown as hatched on Schedules "B & C" attached hereto from a "Residential Third Density (R3)" zone to a "Residential Multiple First Density Special Zone No. 73 (RM1 Sp.73)".
- 2) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.73.
 - "11.2.73 "Residential Multiple First Density Special Zone No. 73 (RM1 Sp.73)"
 - 11.2.73.1 The property description of this "Residential Multiple First Density Special Zone No. 73 (RM1 Sp.73)" is part of Lot 16, Plan 57 and part of Lot 124, Plan 62 along Fourth Avenue East in the City of North Bay as shown on the attached Schedules and Schedule "B-51".
 - 11.2.73.2(a) No person shall use land, or use, erect, or construct any building or structure in this "Residential Multiple First Density Special Zone No. 73 (RM1 Sp.73)" except for the following uses:

- triplex dwelling;
- accessory home based business.

11.2.73.2(b) The regulations for this "Residential Multiple First Density Special Zone No. 73 (RM1 Sp.73)" are as follows:

- i) the minimum lot frontage would be twelve and one-tenth (12.1) metres;
- ii) the minimum southerly side yard shall be zero and three-tenths (0.3) metres;
- iii) the minimum lot area per dwelling unit shall be one hundred forty-four and nine-tenths (144.9) square metres.

11.2.73.3 The use of land or building in this "Residential Multiple First Density Special Zone No. 73 (RM1 Sp.73)" 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 Multiple First Density Special Zone No. 73 (RM1 Sp.73)" as shown on Schedule "C" to this By-law.

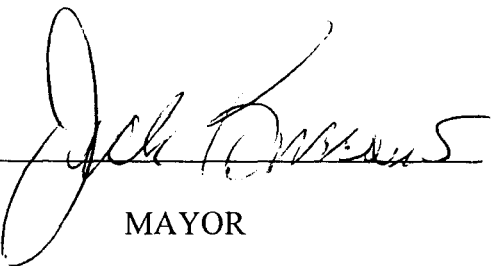
- 4)
 - a) Notice of this By-law shall be given by the Clerk in the manner and form and to the persons prescribed by Section 4 of O. Reg. 199/96 as amended..
 - b) Where no notice of appeal is filed with the Clerk of The Corporation of the City of North Bay within twenty (20) days after the day that 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

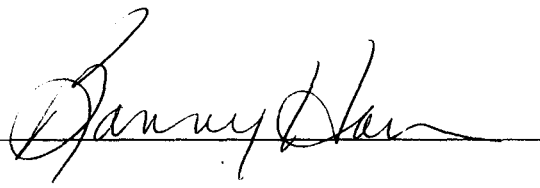
the reasons in support of the objection, then this By-law shall not come into force until all appeals have been finally disposed of, whereupon the By-law shall be deemed to have come into force on the day it was passed.

READ A FIRST TIME IN OPEN COUNCIL THE 12th DAY OF July
1999.

READ A SECOND TIME IN OPEN COUNCIL THE 27th DAY OF September
1999.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 27th DAY
OF September 1999.


MAYOR


CITY CLERK

This is Schedule " A "

To By-law No. 1999-105

Passed the 27th day of September, 1999.

Jack Barros
MAYOR

Denny De...
CITY CLERK

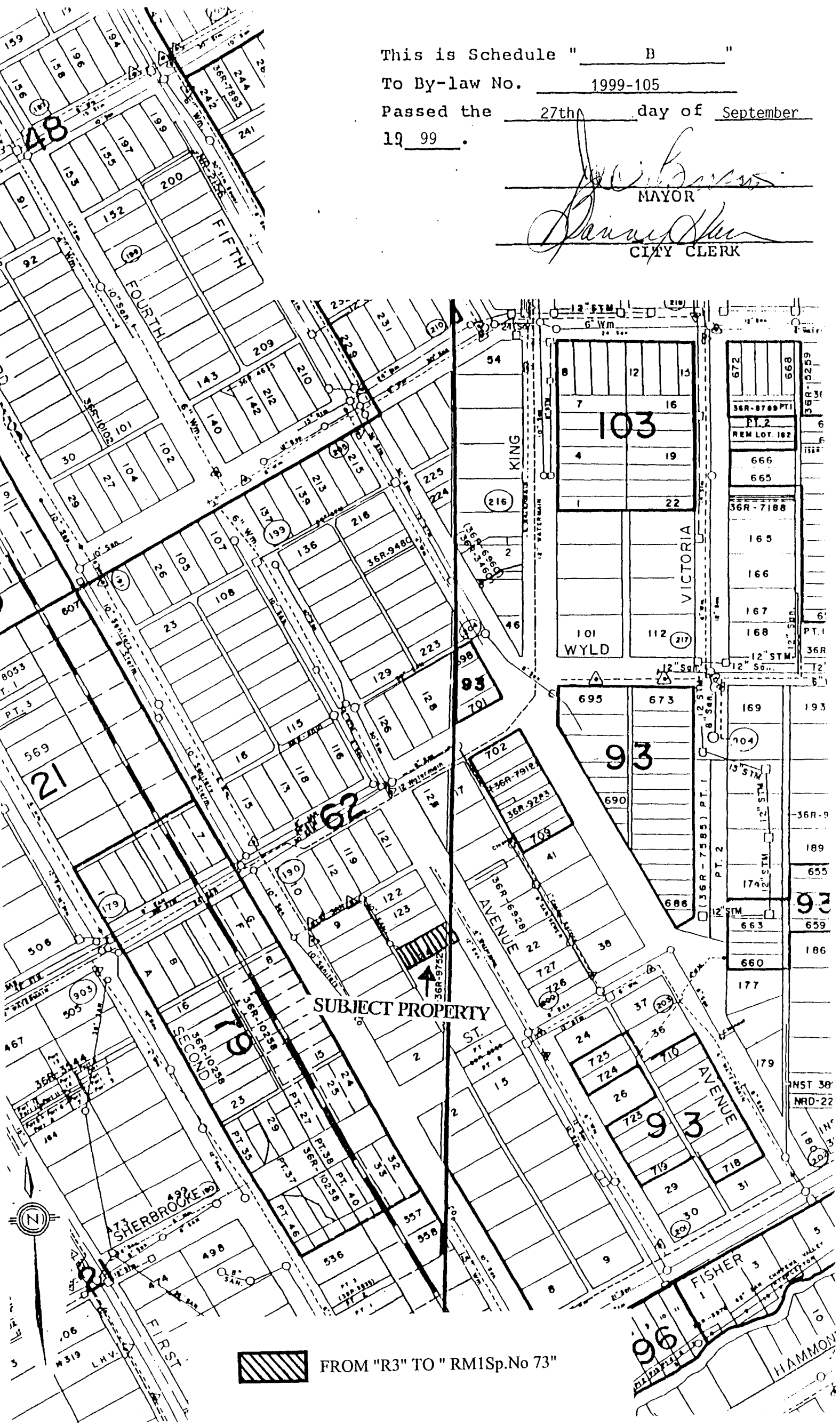



This is Schedule " B "

To By-law No. 1999-105

Passed the 27th day of September 19 99 .

[Signature]
MAYOR
[Signature]
CITY CLERK

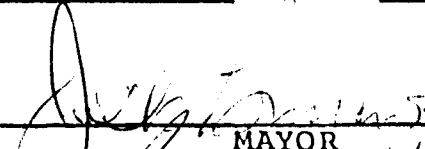
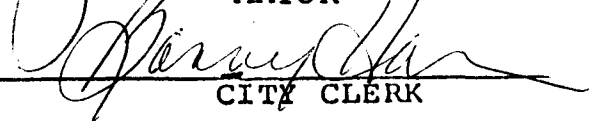


 FROM "R3" TO "RM1Sp.No 73"

This is Schedule " C "

To By-law No. 1999-105

Passed the 27th day of September
1999.


MAYOR

CITY CLERK

Schedule to "Residential Multiple First Density Special Zone No. 73(RM1SP.73)"

