

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 2013-94

A BY-LAW TO AMEND ZONING BY-LAW NO. 28-80 TO REZONE CERTAIN LANDS ON HIGH STREET FROM A "RESIDENTIAL THIRD DENSITY (R3)" ZONE TO "RESIDENTIAL MULTIPLE THIRD DENSITY SPECIAL NO. 130 (RM3 Sp. 130)" ZONE

(Tim Falconi & Carlo Guido – 715 High Street)

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 zoning designation shown on Schedule "B-42" 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 April 15, 2013 to approve this rezoning.

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

- 1) Schedule "B-42" 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 Registered Plan No. M-28, Part of Lot 29, PIN 49156-0605(LT) in the City of North Bay), shown as hatched on Schedule A attached hereto from a "Residential Third Density (R3)" zone to a "Residential Multiple Third Density Special Zone No. 130 (RM3 Sp.130)" zone.
- 2) All buildings or structures erected or altered and the use of land in such "Residential Multiple Third Density Special Zone No. 130 (RM3 Sp.130)" 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 11.2.130:
"11.2.130 "Residential Multiple Third Density Special No. 130 (RM3 Sp. 130) zone"
11.2.130.1 The property description of this "Residential Multiple Third Density Special No. 130 (RM3 Sp.130)" zone is Registered Plan No. M-28, Part of Lot 29, PIN 49156-0605(LT) along High Street in the City of North Bay as shown on the attached Schedule and on Schedule "B-42".
11.2.130.2 (a) No person shall use land, or use, erect, or construct any building or structure in this "Residential Multiple Third Density Special Zone No. 130 (RM3 Sp.130)" zone except as may be permitted in a standard "Residential Multiple Third Density (RM3)" zone.
11.2.130.2(b) The regulations for this "Residential Multiple Third Density Special Zone No. 130 (RM3 Sp.130)" are as follows:
 - i) Minimum Lot Frontage shall be 19 metres;

- ii) Maximum Gross Floor Area as a Percentage of Lot Coverage shall be 86%;
- iii) Minimum Parking requirements shall be one (1) space per unit;
- iv) Minimum Front Yard Setback shall be 4.7 metres;
- v) Minimum Rear Yard Setback shall be 7.5 metres;
- vi) Minimum Exterior Side Yard Setback shall be 4.9 metres;
- vii) Minimum Interior Yard Setback shall be 1.6 metres;
- ix) Minimum Separation between Playspace and Main Building shall be 3.5 metres; and
- ix) Minimum Landscaping Width for Side & Rear Lot Lines and Building Wall shall be 0 metres.

11.2.130.3 The use of land or building in this "Residential Multiple Third Density Special Zone No. 130 (RM3 Sp.130)" zone 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 "Residential Multiple Third Density Special Zone No. 130 (RM3 Sp.130)" zone 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 15th DAY OF APRIL 2013.

READ A SECOND TIME IN OPEN COUNCIL THE 15th DAY OF APRIL 2013.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 29TH DAY OF APRIL 2013.

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Mayor, Allan McDonald

City Clerk, Catherine Conrad

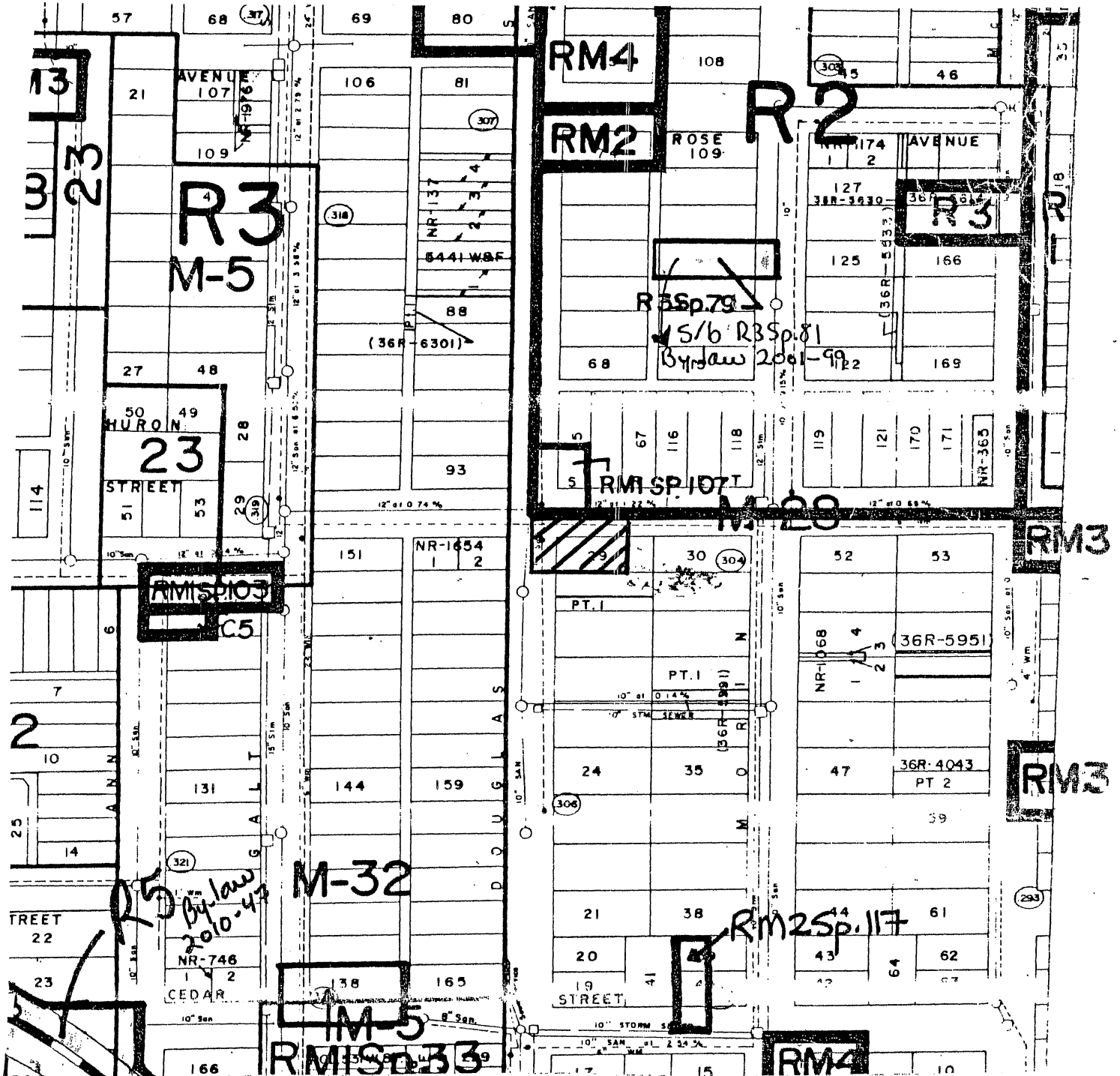
This is Schedule "A"


To By-law No. 2013-94

Passed the 29 day of APRIL 2013

Mayor Allan McDonald

City Clerk Catherine Conrad



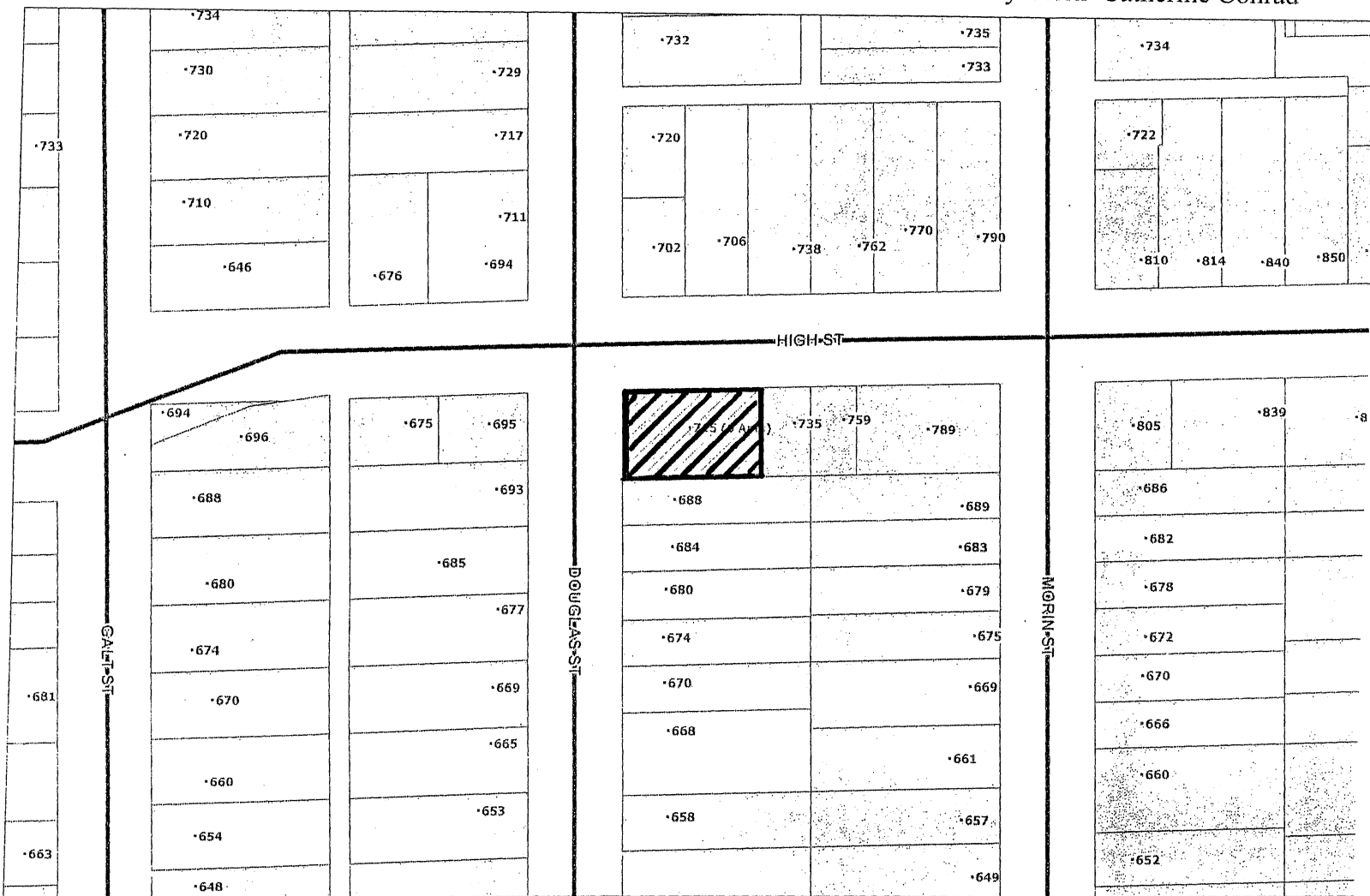
 Zoning By-law Amendment
From: "Residential Third Density (R3)"
To: "Residential Multiple Third Density Special No.130 (RM3 Sp. 130)"

This is Schedule "B"
 To By-law No. 2013-94

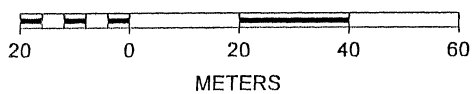
Passed the 29 day of APRIL 2013


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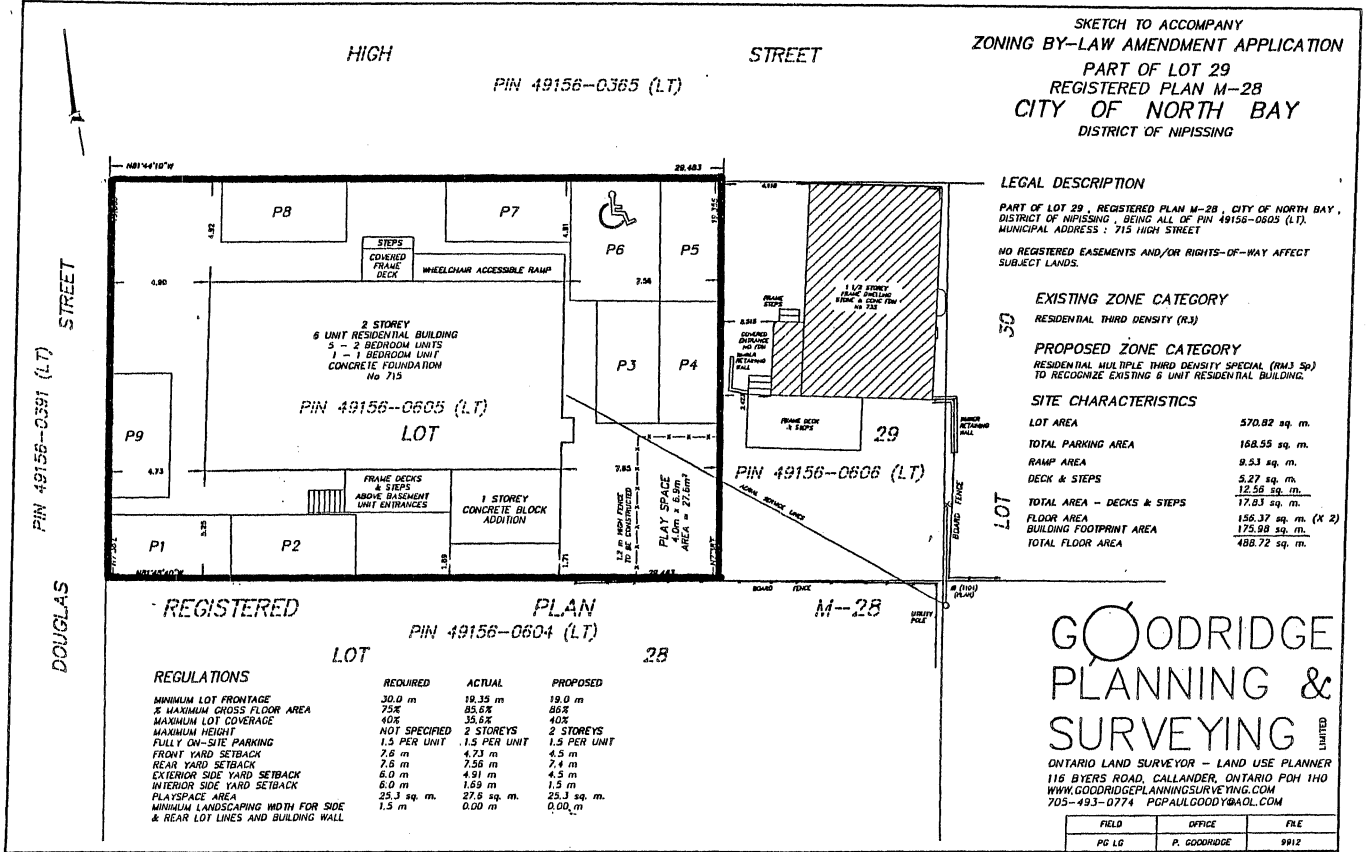
SCALE 1 : 1,397



 Zoning By-law Amendment
 From: "Residential Third Density (R3)"
 To: "Residential Multiple Third Density Special No.130
 (RM3 Sp. 130)"

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