

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 2005-34

A BY-LAW TO AMEND ZONING BY-LAW NO. 28-80 TO REZONE A PORTION OF THE FORMER CANADIAN NATIONAL RAILWAY RIGHT OF WAY WITHIN THE CITY OF NORTH BAY FROM "RAILWAY (MR)", "R1" AND "R3" TO "R1", "R2", "R3", "RM1 SPECIAL 21", "C5 SPECIAL 38", "C2" AND "O"

(THE CITY OF NORTH BAY – FORMER CNR RIGHT OF WAY – FROM THE ONR "Y" TO FISHER STREET, FROM WYLD STREET TO FERGUSON STREET AND FROM CASSELLS STREET TO TIMMINS STREET)

WHEREAS the City of North Bay 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 Schedules "B-41", "B-42", "B-50" and "B-51" 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 February 28, 2005 to approve this rezoning.

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

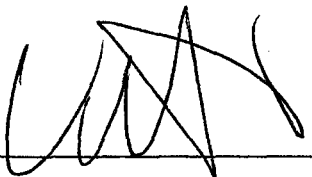
- 1) Schedules "B-41", "B-42", "B-50" and "B-51" of By-law No. 28-80 is amended by changing the zoning designation of the property shown on Schedules "A", "B", "C" and "D" attached hereto, consisting of portions of the former Canadian National Railway right-of-way as described on Schedule "E" attached hereto, in the City of North Bay from a "Railway (MR)", "Residential First Density (R1)" and "Residential Third Density (R3)" zone to a "Residential First Density (R1)", "Residential Second Density (R2)", "Residential Third Density (R3)", "Residential Multiple First Density Special Zone No. 21 (RM1 Sp. 21)", "Neighbourhood Commercial Special Zone No. 38 (C5 Sp. 38)", "General Commercial Outer Core (C2)" and "Open Space (O)".
- 2) All buildings or structures erected or altered and the use of land in such "Residential First Density (R1)", "Residential Second Density (R2)", "Residential Third Density (R3)", "Residential Multiple First Density Special Zone No. 21 (RM1 Sp. 21)", "Neighbourhood Commercial Special Zone No. 38 (C5 Sp. 38)", "General Commercial Outer Core (C2)" and "Open Space (O)" zones shall conform to all applicable provisions of By-law No. 28-80 of the Corporation of the City of North Bay.
- 3) 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.

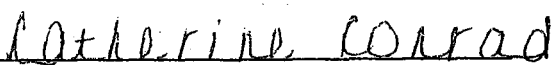
READ A FIRST TIME IN OPEN COUNCIL THE 28TH DAY OF FEBRUARY
2005.

READ A SECOND TIME IN OPEN COUNCIL THE 28TH DAY OF FEBRUARY
2005.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 14TH DAY
OF MARCH 2005.



MAYOR



CITY CLERK

SCHEDULE "A"

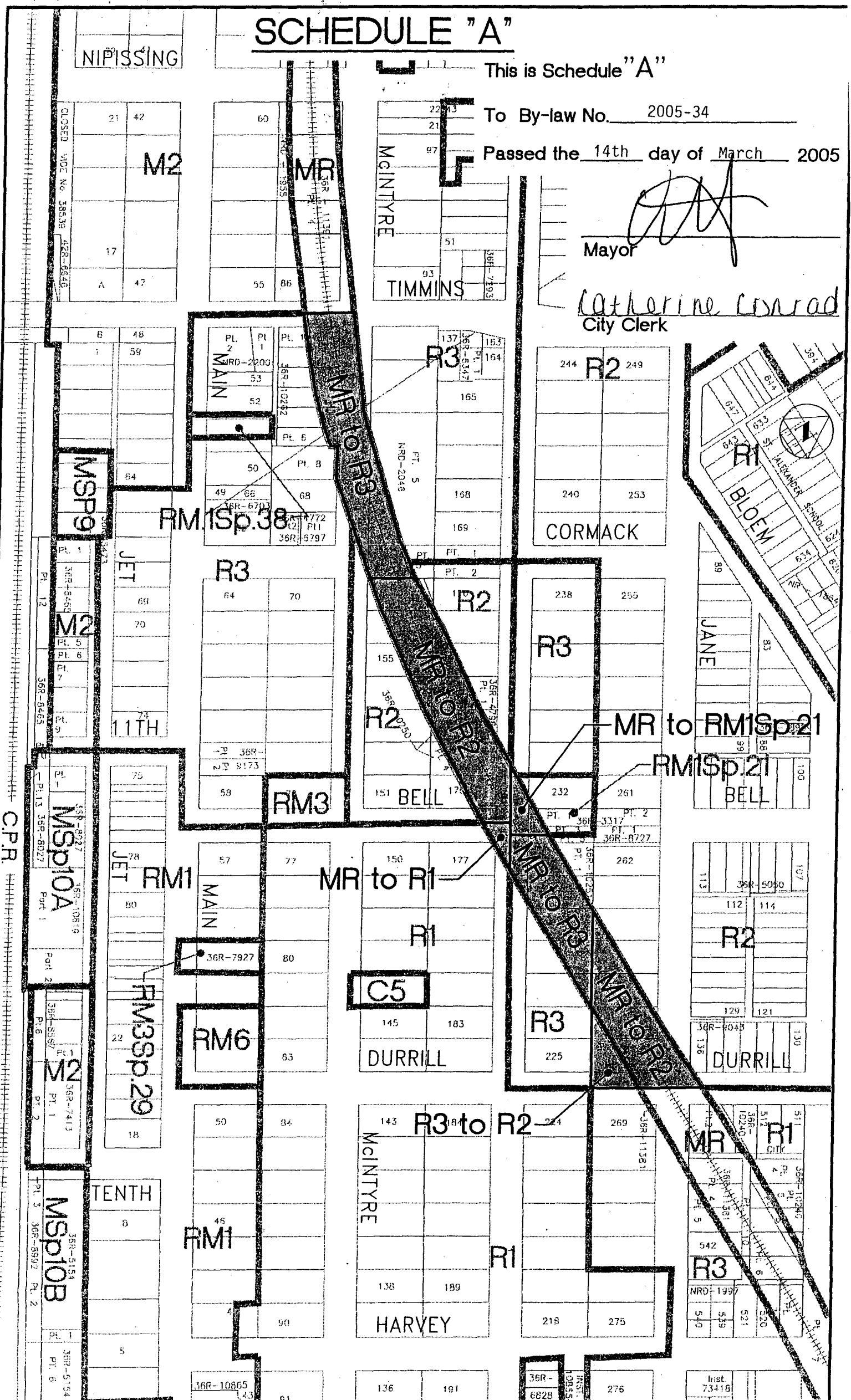
This is Schedule "A"

To By-law No. 2005-34

Passed the 14th day of March 2005

Mayor

Catherine Conrad
City Clerk



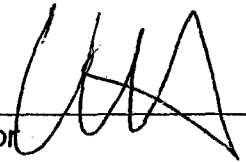
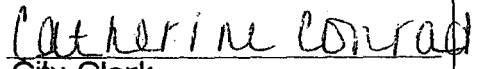
C.P.R.

SCHEDULE "B"

This is Schedule "B"

To By-law No. 2005-34

Passed the 14th day of March 2005


Mayor

Catherine Conrad
City Clerk



N

36R-10812
PART 1

SCHEDULE "C"

This is Schedule "C"

To By-law No. 2005-34

Passed the 14th day of March 2005

451 520
C2Sp.18

O

456 515

Pt. 4	
36R-8035 Pt. 6	
R3	
27	
36R-5705	
8	

MR

Pt. 3	1
4	
36R-1390	
Pt. 2	

Mayor

Catherine Conrad
Catherine Conrad
City Clerk

29 27 104 102
FERGUSON



RM1

11

5 7

461 511

R3

466 506

WYLD

572
SECOND
569
566
1

MR to R3

R3

24 26 105 107

137

23 108

136

THIRD

RMISP.66

FOURTH

16 115

129

373/410 (36R-1010)

15 13 118 116

126

467 505

468 Pt. 10

Pt. 1

503

470 502

RM3

473 499

A	Pt. 1	1388
	Pt. 2	
R3	8	9
Pt. 1	36R-10258	
Pt. 21	MR	5
		24

10	12	119	R3	121
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125 17

18

9 122

36R-6928

RMISP.75

20

12

36R-9752

16

727

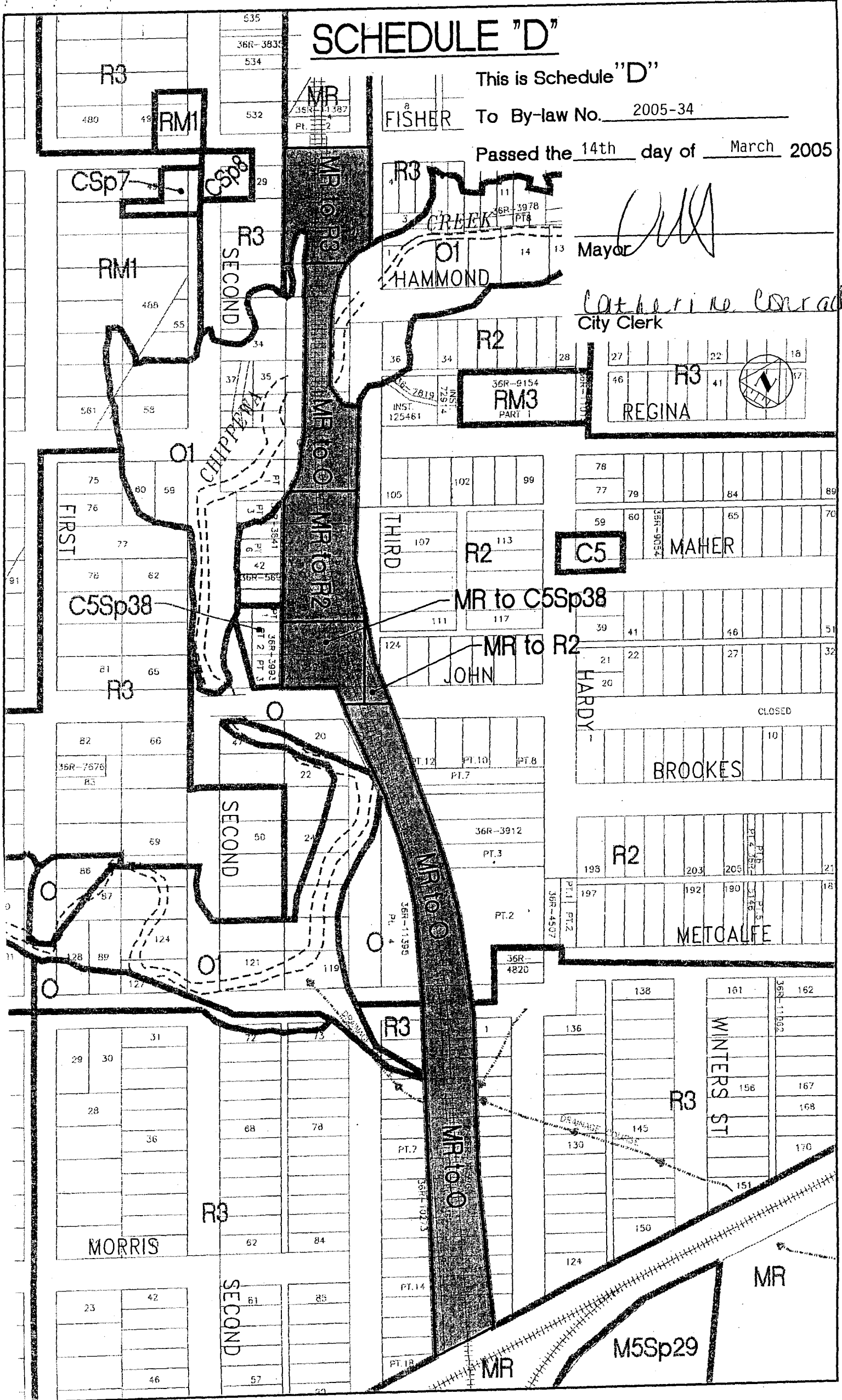
SCHEDULE "D"

This is Schedule "D"

FISHER To By-law No. 2005-34

Passed the 14th day of March 2005

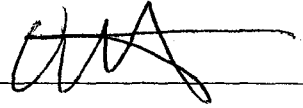
Mayor *[Signature]*
Catherine Conrad
City Clerk



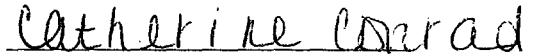
This is Schedule "E"

To By-law No. 2005-34

Passed the 14th day of March 2005.



Mayor



City Clerk

LAND TITLES

- 1stly: Parcel 5470 Nipissing
being Part of Lot 167, Registered Plan M-32
Designated as Part 6, on Plan 36R-11392
- 2ndly: Parcel 3337 Nipissing
being Part of Lots 168 and 169, Registered Plan M-32
Designated as Part 7 on Plan 36R-11392
- 3rdly: Parcel 476 Widdifield and Ferris
being Part of Lot 170, Registered Plan M-32
Designated as Part 8 on Plan 36R-11392
- 4thly: Parcel 475 Widdifield and Ferris
being Part of Lot 171, Registered Plan M-32
Designated as Part 9 on Plan 36R-11392
- 5thly: Parcel 2011 Nipissing
being Part of 172, Registered Plan M-32
Designated as Part 10 on Plan 36R-11392
- 6thly: Parcel 924 Widdifield and Ferris
being Part of Block 1, Registered Plan M-5
Designated as Part 11 on Plan 36R-11392
- 7thly: Parcel 2549 Widdifield and Ferris
being Part of Ann Street and Part of Galt Street
Registered M-5
Designated as Parts 12 and 13 on Plan 36R-11392

REGISTRY

- 1stly: Part of Commercial Street bounded on the North by Third Avenue
on the South by Algonquin Avenue, Plan 21
Designated as Part 1 on Plan 36R-10239
- 2ndly: Part of Lot 653, Plan 21
Designated as Part 2 on Plan 36R-10240\
- 3rdly: Part of Lot 556, Plan 64
Designated as Part 1 on Plan 36R-10240
- 4thly: Part of Lot 513, Plan 64
Designated as Part 2 on Plan 36R-10240
- 5thly: Part of a Lane bounded on the West by Lots
511, 512, 513, 556, 557 on the East by Lots
514, 555, Plan 64
Designated as Part 3 on Plan 36R-10240
- 6thly: Part of Lot 514, Plan 64
Designated as Part 4 on Plan 36R-10240

This is Page 2 of Schedule "E" to By-Law No. 2005-34 of The Corporation of the City of North Bay

- 7thly: Part of Lot 515, Plan 64
Designated as Part 5 on Plan 36R-10240
- 8thly: Part of Lot 516, Plan 64
Designated as Part 6 on Plan 36R-10240
- 9thly: Part of Lot 517, Plan 64
Designated as Part 7 on Plan 36R-10240
- 10thly: Part Lot 230, Plan 13
Designated as Part 3 on Plan 36R-10251
- 11thly: Part Lot 229, Plan 13
Designated as Part 4 on Plan 36R-10251
- 12thly: Part Lot 228, Plan 13
Designated as Part 5 on Plan 36R-10251
- 13thly: Part Lot 227, Plan 13
Designated as Part 6 on Plan 36R-10251
- 14thly: Part Lot 108, Plan 73
Designated as Part 1 on Plan 36R-10273
- 15thly: Part Lot 107, Plan 73
Designated as Part 2 on Plan 36R-10273
- 16thly: Part Lot 106, Plan 73
Designated as Part 3 on Plan 36R-10273
- 17thly: Part Lot 105, Plan 73
Designated as Part 4 on Plan 36R-10273
- 18thly: Part Lot 104, Plan 73
Designated as Part 5 on Plan 36R-10273
- 19thly: Part Lot 103, Plan 73
Designated as Part 6 on Plan 36R-10273
- 20thly: Part Lot 102, Plan 73
Designated as Part 7 on Plan 36R-10273
- 21stly: Part Lot 101, Plan 73
Designated as Part 8 on Plan 36R-10273
- 22ndly: Part Lot 100, Plan 73
Designated as Part 9 on Plan 36R-10273
- 23rdly: Part Lot 99, Plan 73
Designated as Part 10 on Plan 36R-10273
- 24thly: Part Lot 98, Plan 73
Designated as Part 11 on Plan 36R-10273
- 25thly: Part Lot 97, Plan 73
Designated as Part 12 on Plan 36R-10273
- 26thly: Part Lot 96, Plan 73
Designated as Part 13 on Plan 36R-10273
- 27thly: Part Lot 95, Plan 73
Designated as Part 14 on Plan 36R-10273

This is Page 3 of Schedule "E" to By-Law No. 2005-34 of The Corporation of the City of North Bay

- 28thly: Part Lot 94, Plan 73
Designated as Part 15 on Plan 36R-10273
- 29thly: Part Lot 93, Plan 73
Designated as Part 16 on Plan 36R-10273
- 30thly: Part Lot 92, Plan 73
Designated as Part 17 on Plan 36R-10273
- 31stly: All of Lot 91, Plan 73
Designated as Part 18 on Plan 36R-10273
- 32ndly: Part of a Lane Bounded on the North by Lots 109-123 inclusive
and on the south by Lots 91 to 108 inclusive, Plan 73
Designated as Part 19 on Plan 36R-10273
- 33rdly: Part of Lot 269, Plan 13
Designated as Part 1 on Plan 36R-11381
- 34thly: Part of Lot 556 and all of Lot 557, Plan 64
Designated as Part 2 on Plan 36R-11381
- 35thly: Part Lot 513, Plan 64
Designated as Part 3 on Plan 36R-11381
- 36thly: Part Lots 542, 543, 554 and 555, Plan 64
Designated as Part 4 on Plan 36R-11381
- 37thly: Part Lots 555, 554 and 543, Plan 64
Designated as Part 5 on Plan 36R-11381
- 38thly: Part Lots 514, 515, 516, 517 and 518, Plan 64
Designated as Part 6 on Plan 36R-11381
- 39thly: All of Lots 519 and 520, Plan 64
Designated as Part 7 on Plan 36R-11381
- 40thly: Part of Lots 514, 515, 516, 517 and 518, Plan 64
Designated as Part 8 on Plan 36R-11381
- 41stly: Part of a Lane bounded on the west by Lots 518, 541 and
on the East by Lots 519, 520, 521, 539 and 540, Plan 64
Designated as Part 9 on Plan 36R-11381
- 42ndly: Part of Lane bounded on the West by Lots 511, 512, 513, 556, 557
and on the East by Lots 514, 555, Plan 64 and Part of a Lane bounded
on the North by Lots 514-518 and on the south by Lots 555, 554, 543,
542, 541, Plan 64
Designated as Part 10 on Plan 36R-11381
- 43rdly: Part Lots 22, 23, 24 and 25, Plan 77
Designated as Part 1 on Plan 36R-11384
- 44thly: Part Lots 13, 14, 15, 16, 17 and 18, Plan 77
Designated as Part 2 on Plan 36R-11384
- 45thly: Part Lots 4, 5, 6, 7, 8 and 9, Plan 77
Designated as Part 3 on Plan 36R-11384

- 46thly: Part of a Lane bounded on the West by Lots 461 and 466 and on the East by Lots 462 and 465, Plan 64 and Part of a Lane bounded on the North by Lots 458 to 461 and on the South by Lots 466 to 469, Plan 64 and Part of a Lane bounded on the West by Lots 455, 456, 457, 470 and 471 and on the East by Lots 458 and 469, Plan 64 Designated as Part of Part 4 on Plan 36R-11384
- 47thly: Part of the South Half of Lot 21, Concession C and Part Lots 1, 2, 3, 10, 11, 12, Plan 77 Designated as Part 5 on Plan 36R-11384
- 48thly: Part Lot 26, Plan 77 Designated as Part 6 on Plan 36R-11384
- 49thly: Part of Harvey Street bounded on the north by McLaren Street and on the South by Jane Street, Plan 64 And Part of Bourke Street bounded on the west by Durrill Street and on the East by High School Property Plan 64 Designated as Part 7 on Plan 36R-11384
- 50thly: Part Lots 227, 228, 229, 230, 231, 264, 265, 266, 267 and 268, Plan 13 Designated as Part 1 on Plan 36R-11386
- 51stly: Part Lots 266, 267 and 268, Plan 13 Designated as Part 2 on Plan 36R-11386
- 52ndly: Part of Bell Street bounded on the north side by Jane Street and on the South by Main Street, Plan 13 Designated as Part 3 on Plan 36R-11386
- 53rdly: Part Lots 6, 7 and 23, Plan 23 Designated as Part 1 on Plan 36R-11392
- 54thly: Part Lots 5 and 24, Plan 23 Designated as Part 2 on Plan 36R-11392
- 55thly: Part Lots 24, 25, 26, Plan 23 Designated as Part 3 on Plan 36R-11392
- 56thly: Part of Cedar St bounded on the West by Klock Ave (now Algonquin Ave) and on the East by Douglas Street Plan 23 Designated as Part 4 on Plan 36R-11392
- 57thly: Part of Anne Street, Plan 23 Designated as Part 5 on Plan 36R-11392
- 58thly: Part of Third Street bounded on the West by a line dividing Lots 20 and 19, Concession D on the East by Metcalfe Street, Plan 20 Designated as Parts 1 and 2 on Plan 36R-11395
- 59thly: Part Lot 20, Plan 20 Designated as Part 3 on Plan 36R-11395
- 60thly: Part Lots 64 and 65, Plan 56 Designated as Part 4 on Plan 36R-11395

- 61stly: Part of Metcalfe Street bounded on the north by Laurier Avenue and on the south by the north limit of Third Avenue, Plan 73
Designated as Part 5 on Plan 36R-11395
- 62ndly: All of Lot 109, Plan 73
Designated as Part 1 on Plan 36R-11396
- 63rdly: All of Lot 110, Plan 73
Designated as Part 2 on Plan 36R-11396
- 64thly: All of Lot 111, Plan 73
Designated as Part 3 on Plan 36R-11396
- 65thly: All of Lot 112, Plan 73
Designated as Part 4 on Plan 36R-11396
- 66thly: All of Lot 113, Plan 73
Designated as Part 5 on Plan 36R-11396
- 67thly: All of Lot 114, Plan 73
Designated as Part 6 on Plan 36R-11396
- 68thly: All of Lot 115, Plan 73
Designated as Part 7 on Plan 36R-11396
- 69thly: All of Lot 116, Plan 73
Designated as Part 8 on Plan 36R-11396
- 70thly: All of Lot 117, Plan 73
Designated as Part 9 on Plan 36R-11396
- 71stly: All of Lot 118, Plan 73
Designated as Part 10 on Plan 36R-11396
- 72ndly: All of Lot 119, Plan 73
Designated as Part 11 on Plan 36R-11396
- 73rdly: All of Lot 120, Plan 73
Designated as Part 12 on Plan 36R-11396
- 74thly: All of Lot 121, Plan 73
Designated as Part 13 on Plan 36R-11396
- 75thly: All of Lot 122, Plan 73
Designated as Part 14 on Plan 36R-11396
- 76thly: All of Lot 123, Plan 73
Designated as Part 15 on Plan 36R-11396
- 77thly: Part of a Lane bounded on the north by Lots 109 to 123 (inclusive) and on the South by Lots 91 to 108 (inclusive), Plan 73
Designated as Part 16 on Plan 36R-11396
- 78thly: Part of Lot 108, Plan 73
Designated as Part 17 on Plan 36R-11396
- 79thly: Part of Lot 107, Plan 73
Designated as Part 18 on Plan 36R-11396

This is Page 6 of Schedule "E" to By-Law No. 2005-34 of The Corporation of the City of North Bay

- 80thly: Part of Lot 106, Plan 73
Designated as Part 19 on Plan 36R-11396
- 81stly: Part of Lot 105, Plan 73
Designated as Part 20 on Plan 36R-11396
- 82ndly: Part of Lot 104, Plan 73
Designated as Part 21 on Plan 36R-11396
- 83rdly: Part of Lot 103, Plan 73
Designated as Part 22 on Plan 36R-11396
- 84thly: Part of Lot 102, Plan 73
Designated as Part 23 on Plan 36R-11396
- 85thly: Part of Lot 101, Plan 73
Designated as Part 24 on Plan 36R-11396
- 86thly: Part of Lot 100, Plan 73
Designated as Part 25 on Plan 36R-11396
- 87thly: Part of Lot 99, Plan 73
Designated as Part 26 on Plan 36R-11396
- 88thly: Part of Lot 98, Plan 73
Designated as Part 27 on Plan 36R-11396
- 89thly: Part of Lot 97, Plan 73
Designated as Part 28 on Plan 36R-11396
- 90thly: Part of Lot 96, Plan 73
Designated as Part 29 on Plan 36R-11396
- 91stly: Part of Lot 95, Plan 73
Designated as Part 30 on Plan 36R-11396
- 92ndly: Part of Lot 94, Plan 73
Designated as Part 31 on Plan 36R-11396
- 93rdly: Part of Lot 93, Plan 73
Designated as Part 32 on Plan 36R-11396
- 94thly: Part of Lot 92, Plan 73
Designated as Part 33 on Plan 36R-11396
- 95thly: Part Lots 1, 2, 3, 4, 5 and 6, Plan 84
Designated as Part 1 on Plan 36R-11397
- 96thly: Part Lots 158, 159, 160 and 161, Plan 13
Designated as Part 2 on Plan 36R-11397
- 97thly: Part Lots 154, 155, 156, 157, 171, 172, 173,
174, 175 and 176, Plan 13
Designated as Part 3 on Plan 36R-11397
- 98thly: Part Lots 174 and 175, Plan 13
Designated as Part 4 on Plan 36R-11397
- 99thly: Part Lot 232, Plan 13
Designated as Part 5 on Plan 36R-11397

This is Page 7 of Schedule "E" to By-Law No. 2005-34 of The Corporation of the City of North Bay

- 100thly: Part Lot 682, Plan 21
Designated as Part 1 on Plan 36R-11400
- 101stly: Part Lot 683, Plan 21
Designated as Part 2 on Plan 36R-11400
- 102ndly: Part Lot 684, Plan 21
Designated as Part 3 on Plan 36R-11400
- 103rdly: Part of Second Avenue bounded on the West
by Front Street, on the East by the dividing line
between Lots 19 & 20 Concession D, Plan 21
Designated as Part 4 on Plan 36R-11400
- 104thly: Part Lot 697, Plan 21
Designated as Part 5 on Plan 36R-11400
- 105thly: Part Lot 696, Plan 21
Designated as Part 6 on Plan 36R-11400
- 106thly: Part Lot 695, Plan 21
Designated as Part 7 on Plan 36R-11400
- 107thly: Part Lot 694, Plan 21
Designated as Part 8 on Plan 36R-11400
- 108thly: Part Lot 705, Plan 21
Designated as Part 9 on Plan 36R-11400
- 109thly: Part Lot 693, Plan 21
Designated as Part 10 on Plan 36R-11400
- 110thly: Part Lot 706, Plan 21
Designated as Part 11 on Plan 36R-11400
- 111thly: Part Lot 692, Plan 21
Designated as Part 12 on Plan 36R-11400
- 112thly: Part Lots 707 and 708, Plan 21
Designated as Parts 13 and 14 on Plan 36R-11400
- 113thly: Part Lot 691, Plan 21
Designated as Part 15 on Plan 36R-11400
- 114thly: Part of Commercial Street bounded on the South
by Lots 652 and 653 and on the North by Lots
708 and 691, Plan 21
Designated as Part 16 on Plan 36R-11400
- 115thly: Part Lot 653, Plan 21
Designated as Part 17 on Plan 36R-11400
- 116thly: Part Lot 652, Plan 21
Designated as Part 18 on Plan 36R-11400
- 117thly: Part Lot 654, Plan 21
Designated as Part 19 on Plan 36R-11400
- 118thly: 1stly: Lot 4, Plan 79
2ndly: Lot 5, Plan 79
3rdly: Lot 6, Plan 79
4thly: Lot 7, Plan 79

This is Page 8 of Schedule "E" to By-Law No. 2005-34 of The Corporation of the City of North Bay

5thly: Lot 607, Plan 21
6thly: Lot 608, Plan 21
7thly: Lot 609, Plan 21
8thly: Lot 610, Plan 21
9thly: Lot 611, Plan 21
10thly: Lot 612, Plan 21
11thly: Lot 613, Plan 21
12thly: Part of lane bounded by Lots 5, 6, 7 and Part of Lot 4
west of Wyld Street and Lot 613, Registered Plan 79
as in Instrument No. 30448 (eleventhly lands)

119thly: 1stly: Lot 5, Plan No. 20
2ndly: Lot 6, Plan No. 20
3rdly: Lot 7, Plan No. 20
4thly: Lot 8, Plan No. 20
5thly: Lot 9, Plan No. 20
6thly: Lot 10, Plan No. 20
7thly: Lot 11, Plan No. 20
8thly: Lot 12, Plan No. 20
9thly: Lot 13, Plan No. 20
10thly: Lot 14, Plan No. 20
11thly: Lot 15, Plan No. 20
12thly: Lot 16, Plan No. 20
13thly: Lot 17, Plan No. 20
14thly: Lot 18, Plan No. 20
15thly: Lot 19, Plan No. 20
16thly: Part of Regina Street as described in
Instrument No. 30444 (firstly lands)

120thly: Lot 90, Registered Plan 73

All in the City of North Bay
District of Nipissing