

**THE CORPORATION OF THE CITY OF NORTH BAY**

**BY-LAW NO. 2003-113**

**A BY-LAW TO AMEND BY-LAW NO. 28-80 TO REZONE  
CERTAIN LANDS ON BLOEM STREET FROM  
A "RESIDENTIAL THIRD DENSITY (R3)" ZONE TO A  
"RESIDENTIAL THIRD DENSITY SPECIAL ZONE NO. 87 (R3 SP. 87)" ZONE  
(MARC CHARRON - 631 BLOEM STREET)**

**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 July 28, 2003 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 Plan M-91, Lot 6) along Bloem Street in the City of North Bay from a "Residential Third Density (R3)" to a "Residential Third Density Special Zone No. 87 (R3 Sp. 87)", as shown on attached Schedule "B".
- 2) All buildings or structures erected or altered and the use of land in such "Residential Third Density Special Zone No. 87 (R3 Sp. 87)" 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 11.2.87:  
  
"11.2.87 "Residential Third Density Special Zone No.87 (R3 Sp. 87)"  
11.2.87.1 The property description of this "Residential Third Density Special Zone No. 87 (R3 Sp. 87)" is Plan M-91, Lot 6 along Bloem Street in the City of North Bay as shown on the attached Schedules and on Schedule "B-42".

11.2.87.2(a) No person shall use land, or use, erect, or construct any building or structure in this “Residential Third Density Special Zone No. 87 (R3 Sp. 87)” except for the following uses:

- single detached dwelling;
- duplex dwelling;
- Semi-detached dwelling;
- parks, playgrounds, non-profit uses;
- institutional use;
- accessory home based business.

11.2.87.2(b) The regulations for this “Residential Third Density Special Zone No. 87 (R3 Sp. 87)” are as follows:

- i) the lot frontage requirement for a duplex dwelling shall be nine (9) metres;
- ii) the minimum lot area per dwelling unit for a duplex dwelling shall be one hundred and fifty (150) square metres.

11.2.87.3 The use of land or building in this “Residential Third Density Special Zone No. 87 (R3 Sp. 87)” 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 “Schedule to Residential Third Density Special Zone No. 87 (R3 Sp. 87)” as shown on Schedule “C” to this By-law.

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. 200/96 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.

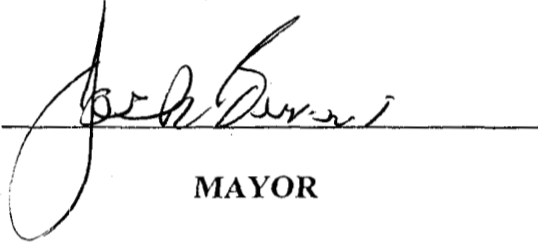
c) Where one or more notices of appeal are filed with the Clerk of The Corporation of the City of North Bay within twenty (20) days after the day that the giving of written notice as required by the Act is completed, setting out the objection to the By-law and the reasons in support of the objection, then this By-law shall not come into force

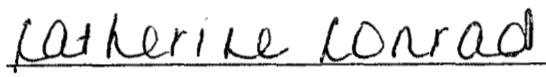
until all appeals have been finally disposed of, whereupon the By-law shall be deemed to have come into force on the day it was passed.

READ A FIRST TIME IN OPEN COUNCIL THE 28th DAY OF July  
2003.

READ A SECOND TIME IN OPEN COUNCIL THE 11th DAY OF August  
2003.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 11th DAY  
OF August 2003.

  
MAYOR

  
CITY CLERK

This is Schedule "A"

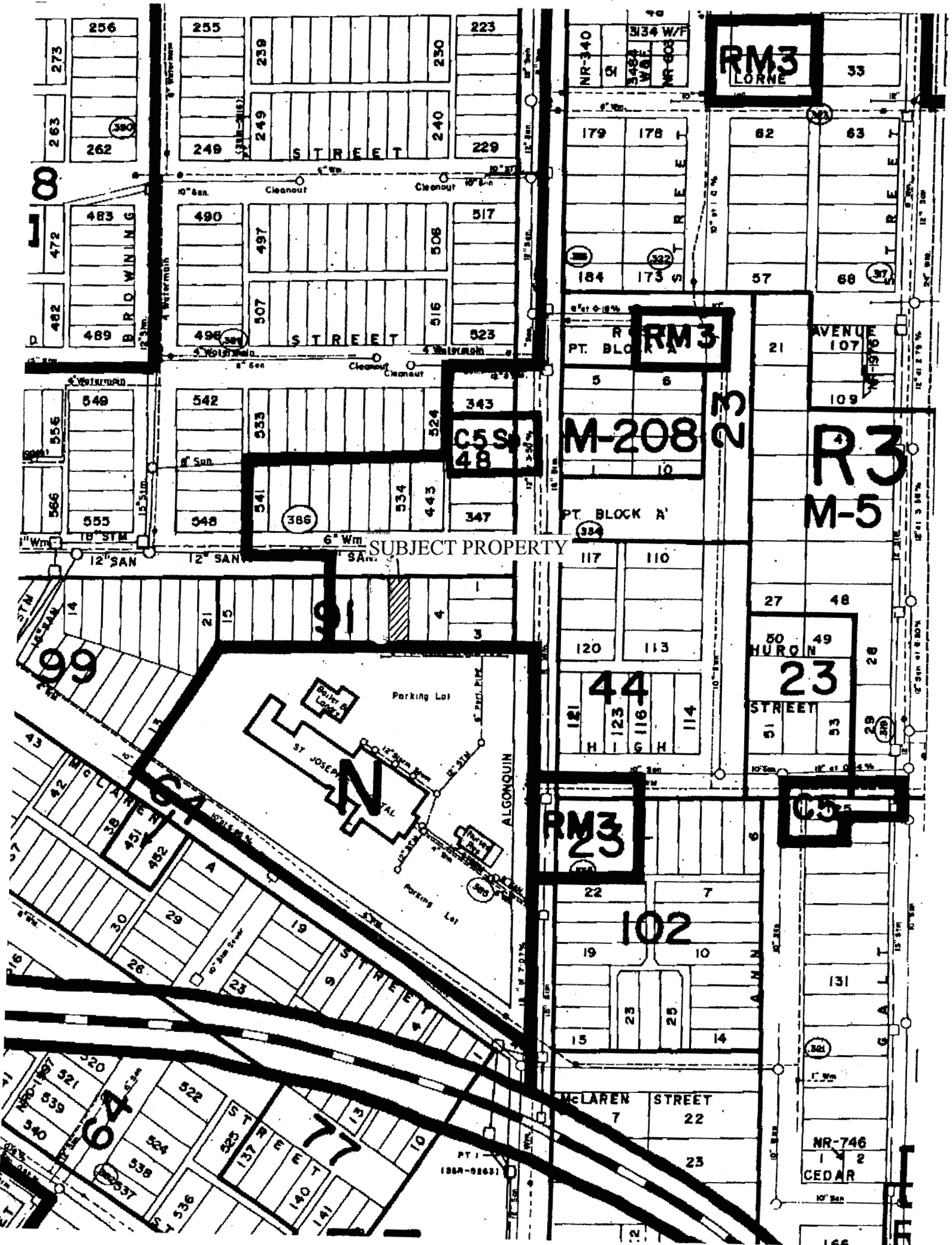
To By-Law No. 2003-113

Passed the 11th day of August

2003.

*[Signature]*  
Mayor

*Latherine Lonrad*  
City Clerk



This is Schedule "B"

To By-Law No. 2003-113

Passed the 11th day of August

2003.

*John Brown*  
Mayor  
*W. Lerine Conrad*  
City Clerk

78 483	78 490									78 517
78 484	78 491									78 518
78 485	78 492	78 497	78 498	78 499	78 500	78 501	78 502	78 503	78 504	78 519
78 486	78 493	78 78 78 78 78 78 78 78 78 78								78 520
78 487	78 494	78 507	78 508	78 509	78 510	78 511	78 512	78 513	78 514	78 521
78 488	78 495									78 522
78 489	78 496									78 523

M32 182	M32 175
M32 183	M32 174
M32 184	M32 173

BROWNING STREET

SCOLLARD STREET

ROSE

78 549	78 542									65 343
78 550	78 543									65 344
78 551	78 544	78 533	78 532	78 531	78 530	78 529	78 528	78 527	78 526	65 345
78 552	78 545	78 78 78 78 78 78 78 78 78 78								65 346
78 553	78 546	78 541	78 540	78 539	78 538	78 537	78 536	78 535	78 534	65 347
78 554	78 547									
78 555	78 548									

PT BLK A	
M208 5	M208 6
M208 4	M208 7
M208 3	M208 8
M208 2	M208 9
M208 1	M208 10
PT BLK B	
44 117	44 110
44 118	44 111
44 119	44 112
44 120	44 113

BLOEM STREET

ALGONQUIN

44 121	44 122	44 123	44 116	44 115
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										91 1
										91 2
99 14	99 15	99 16	99 17	99 18	99 19	99 20	99 21	91 15	91 14	91 13
99 8	99 9	99 10	99 11	99 12	99 13			91 12	91 11	91 10
								91 9	91 8	91 7
								91 6	91 5	91 4
								91 3		

SUBJECT PROPERTY

ST. JOSEPH'S HOSPITAL

HIGH

23 14	
23 13	102 1
	102 2
	102 7
	102 8
	102 9
	102 10
102 18	102 23
102 17	102 24
	102 25

MCLAREN STREET



FROM "RESIDENTIAL THIRD DENSITY (R3)" TO "RESIDENTIAL THIRD DENSITY SPECIAL ZONE No. 87 (R3 Sp. 87)"

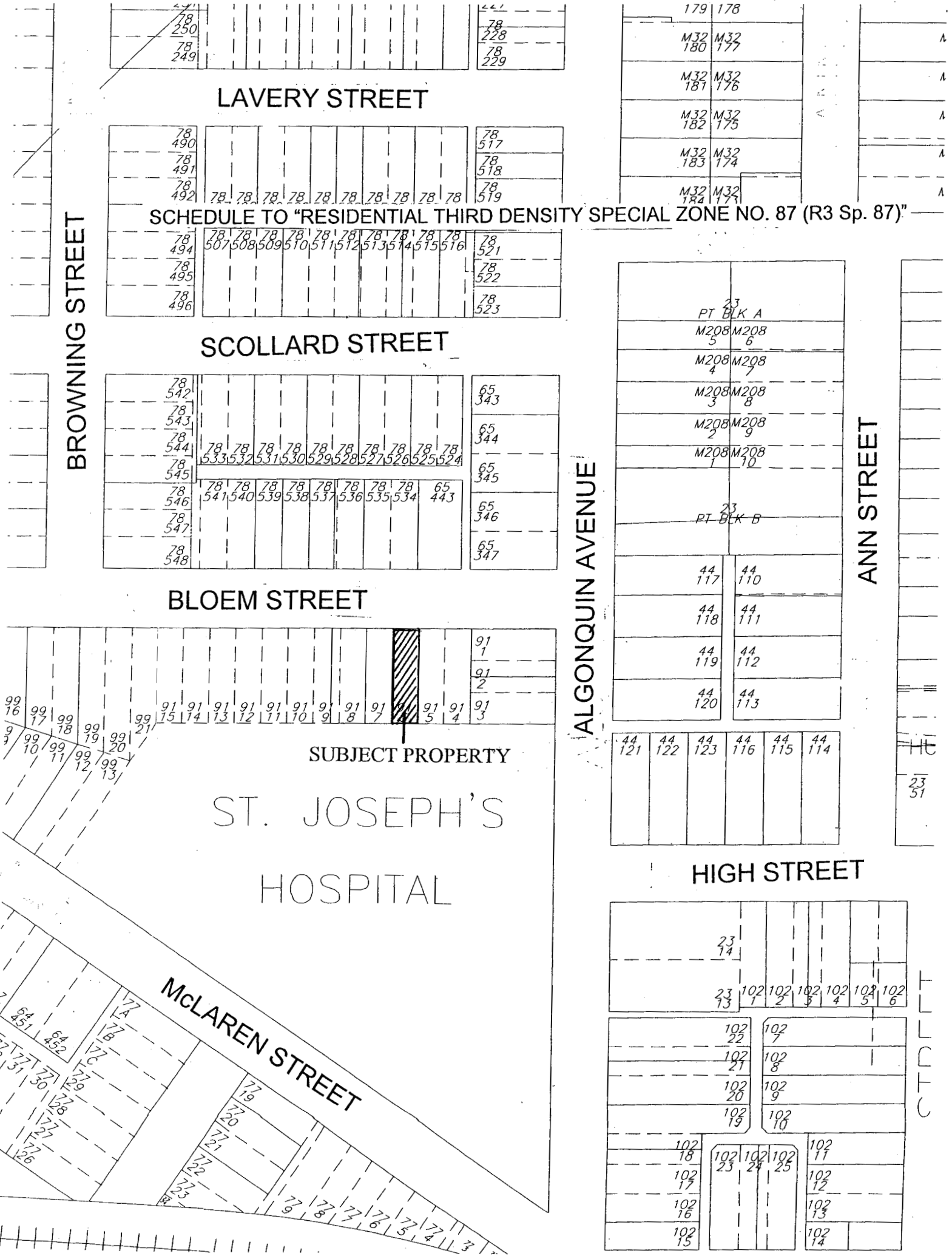
This is Schedule "C"

To By-Law No. 2003-113

Passed the 11th day of August

2003.

*Catherine Conra*  
Mayor  
*Catherine Conra*  
Clerk



LAVERY STREET

SCHEDULE TO "RESIDENTIAL THIRD DENSITY SPECIAL ZONE NO. 87 (R3 Sp. 87)"

SCOLLARD STREET

BLOEM STREET

SUBJECT PROPERTY

ST. JOSEPH'S  
HOSPITAL

MCLAREN STREET

ALGONQUIN AVENUE

ANN STREET

HIGH STREET

T  
L  
L  
C  
T  
C