

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 2005-110

A BY-LAW TO AMEND ZONING BY-LAW NO. 28-80 TO REZONE CERTAIN LANDS ON CONNAUGHT AVENUE AND NORMAN AVENUE FROM “RESIDENTIAL SECOND DENSITY (R2)”, “RESIDENTIAL THIRD DENSITY (R3)”, “RESIDENTIAL MULTIPLE SECOND DENSITY SPECIAL ZONE NO. 24A (RM2 SP. 24A)” AND AN “OPEN SPACE (O)” ZONE TO A “RESIDENTIAL THIRD DENSITY (R3)”, “NEIGHBOURHOOD COMMERCIAL (C5)” AND “RESIDENTIAL FIFTH DENSITY SPECIAL ZONE NO. 98 (R5 SP. 98)”

(MILLFORD DEVELOPMENTS – CONNAUGHT AVENUE AND NORMAN AVENUE)

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-44” 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 May 24, 2005 to approve this rezoning.

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

- 1) Schedule "B-44" 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 Concession D, Part of Lot 18) along Connaught Avenue and Norman Avenue in the City of North Bay from a “Residential Second Density (R2)”, “Residential Third Density (R3)”, “Residential Multiple Second Density Special Zone No. 24A (RM2 Sp. 24A) and an “Open Space (O)” zone to a “Residential Third Density (R3)”, “Neighbourhood Commercial (C5)” and “Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)”.
- 2) All buildings or structures in such “Residential Third Density (R3)” zone shall conform to all applicable provisions of By-law 28-80 of the Corporation of the City of North Bay.
- 3) All buildings or structures in such “Neighbourhood Commercial (C5)” zone shall conform to all applicable provisions of By-law 28-80 of the Corporation of the City of North Bay.
- 4) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.98:

"11.2.98 “Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)”

11.2.98.1 The property description of this "Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)" is Concession D, Part of Lot 18 along Connaught Avenue

and Norman Avenue in the City of North Bay as shown on the attached Schedule and on Schedule "B-44".

11.2.98.2(a) No person shall use land, or use, erect, or construct any building or structure in this "Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)" except for the following uses:

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

11.2.98.2(b) The regulations for this "Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)" are as follows:

- i) the interior side yard setback for a one or two storey dwelling have an internal garage shall not be less than 0.61 metres.

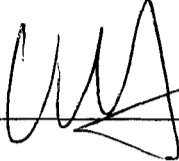
11.2.98.3 The use of land or building in this "Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)" shall conform to all other regulations of this By-law, except as hereby expressly varied."

- 5) Section 11 of By-law No. 28-80 is further amended by inserting "Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)" as shown on Schedule "B" to this By-law.
- 6) Pursuant to Section 41 of the Planning Act, R.S.O. 1990 as amended, those lands shown as hatched on Schedule "A" attached hereto are hereby designated as a site plan control area.
- 7)
 - 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 24th DAY OF MAY 2005.

READ A SECOND TIME IN OPEN COUNCIL THE 24th DAY OF MAY 2005.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 6th DAY OF JUNE 2005.



MAYOR

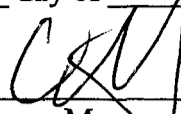


CITY CLERK

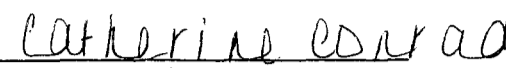
This is Schedule "A"

To By-law No. 2005-110

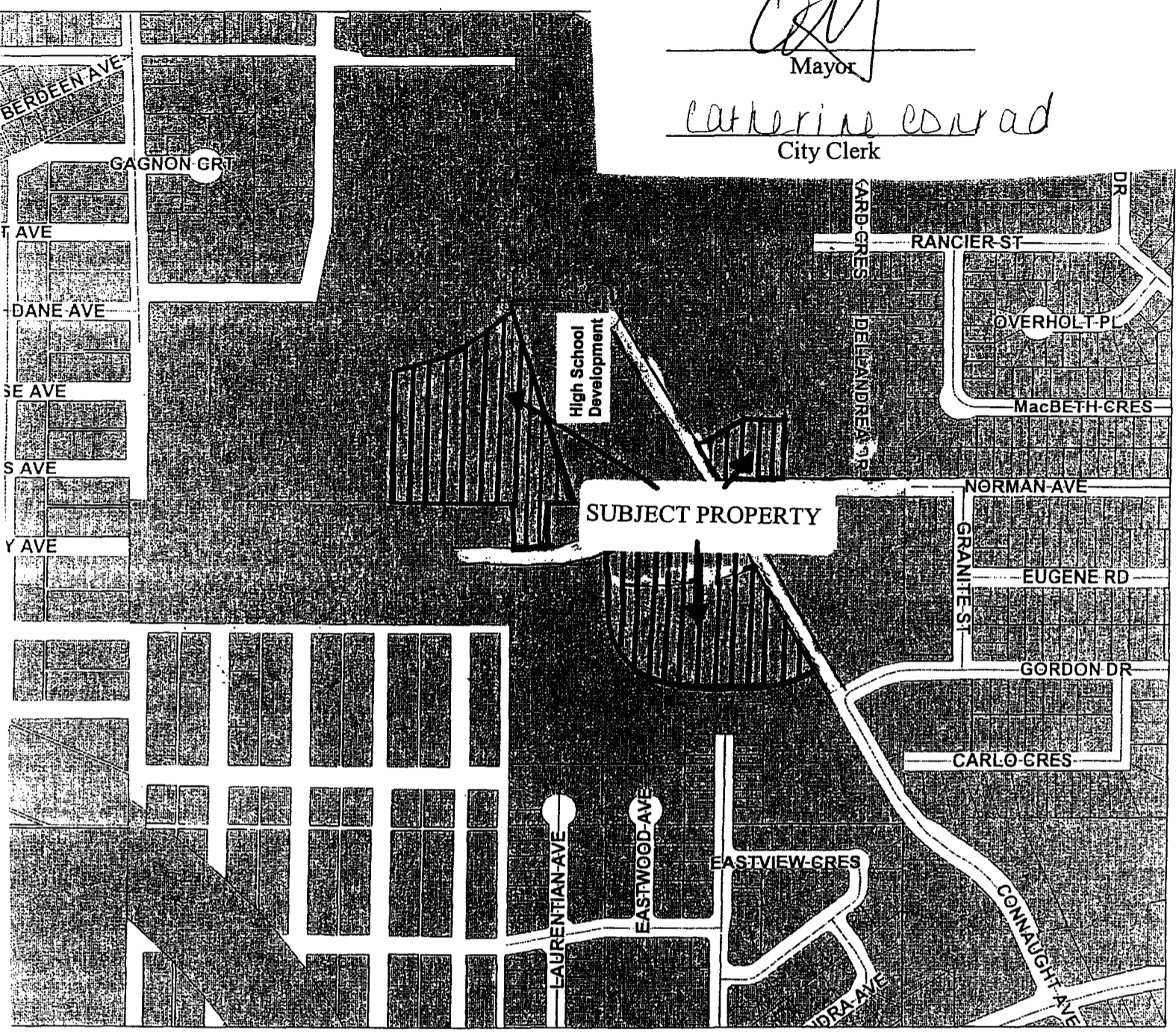
Passed the 6th day of June 20 05.



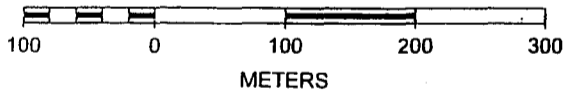
Mayor



Catherine Conrad
City Clerk



SCALE 1 : 6,000



This is Schedule "B"

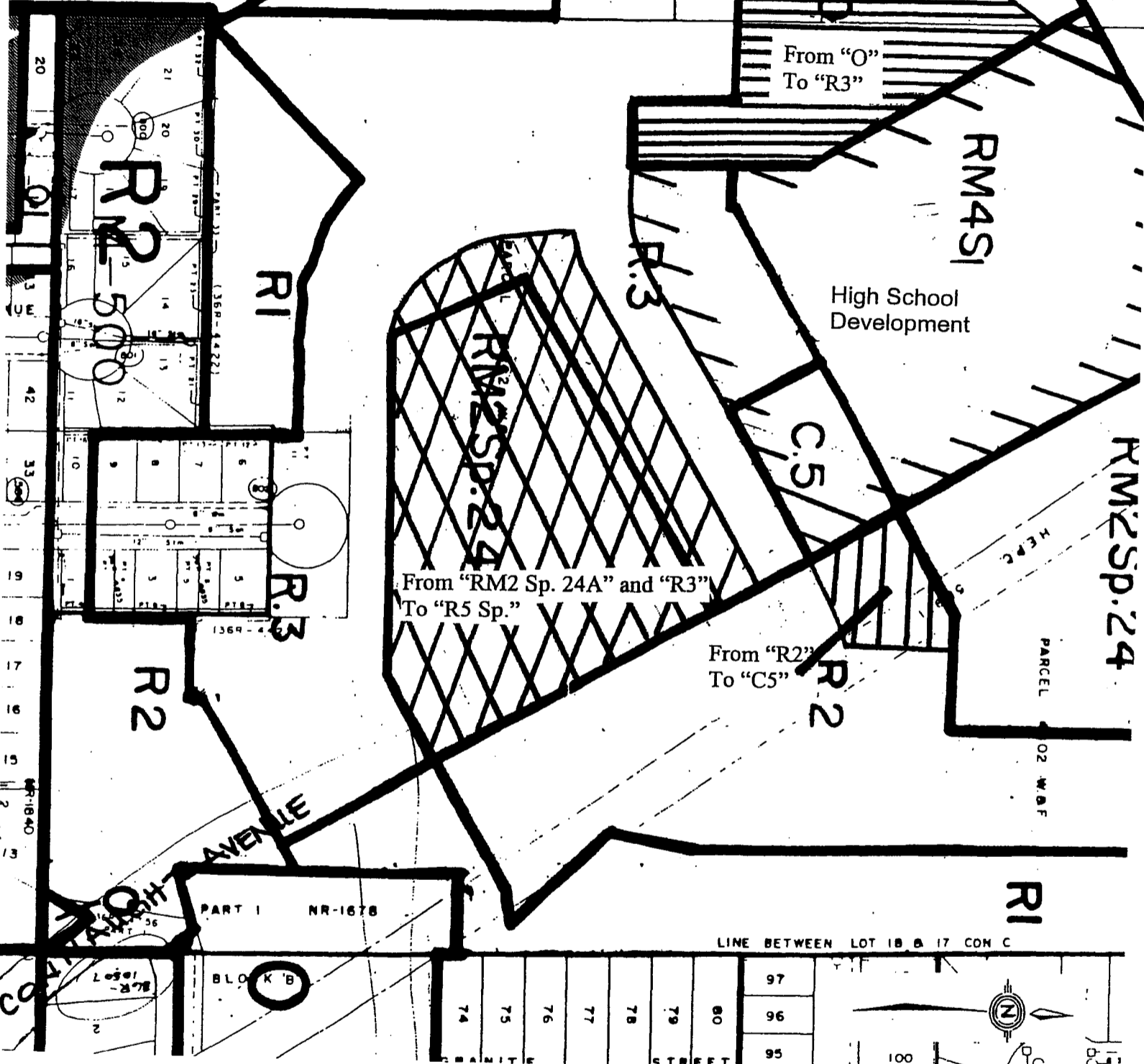
To By-law No. 2005-110

Passed the 6th day of June 20 05.

CA
Mayor

Catherine Conrad
City Clerk


620	648	676
621	647	675
622	646	674
623	645	673
624	644	672
625	643	671
626	642	670
627	641	669
628	640	668
629	639	667
630	638	666



This is Schedule "C"

To By-law No. 2005-110

Passed the 6th day of June 2005.



Mayor

Catherine Conrad
City Clerk

This is Schedule to
"Residential Fifth Density Special Zone No. 98 (R5 Sp. 98)"

