

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 57-85

A BY-LAW TO AMEND BY-LAW NO. 28-80 TO REZONE CERTAIN LANDS AT FIRST AVENUE FROM "INSTITUTIONAL (N)" TO "GENERAL COMMERCIAL OUTER CORE SPECIAL ZONE NO. 18 (C.2SP. 18) (ROYAL CANADIAN LEGION)

WHEREAS the owner of the 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-50" of By-law No. 28-80 pursuant to Section 34 of The Planning Act;

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

1. Schedule "B-50" 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 Lots 451, 452, 519 and 520, Plan No. 21, along First Avenue in the City of North Bay, shown as hatched on Schedule "B" attached hereto), from an "Institutional (N)" Zone to a "General Commercial Outer Core Special Zone No. 18 (C.2Sp.18)" Zone.
2. Section 11 of By-law No. 28-80 is amended by inserting at the end thereof, the following Section 11.3.18:
"11.3.18 "General Commercial Outer Core Special Zone No. 18(C.2Sp.18)"
 - 11.3.18.1 The property description of this "General Commercial Outer Core Special Zone No. 18 (C.2Sp.18)" is:
Lots 451, 452, 519 and 520, Plan No. 21 along First Avenue in the City of North Bay as shown on the attached Schedule and Schedule "B-50".
 - 11.3.18.2 (a) No person shall use land or erect or construct any building or structure in this "General Commercial Outer Core Special Zone No. 18 (C.2Sp.18)" Zone except for the following uses:

Clubs and Fraternal Organizations
Private Parking Areas
 - (b) The regulations for this "General Commercial Outer Core Special Zone No. 18(C.2Sp.18)" Zone

are as follows:

- (i) the maximum lot coverage shall be seventy-five (75) percent;
- (ii) the minimum setback from the front lot line shall be nil;
- (iii) the minimum setback from the side lot line shall be four and five tenths (4.5) metres;
- (iv) the minimum setback from the rear lot line shall be ten and five tenths (10.5) metres;
- (v) the maximum floor space index shall be three (3) for the commercial portion of the building.

11.3.18.3 The use of land or buildings in this "General Commercial Outer Core Special Zone No. 18 (C.2 Sp.18)" 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 "General Commercial Outer Core Special Zone No. 18 (C.2Sp.18)" 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 Ontario Regulation 404/83 not later than 15 days after the day this By-law is passed.

b) Where no notice of appeal is filed with the Clerk of The Corporation of the City of North Bay within thirty-five (35) days from the passing of this By-law, then this By-law shall be deemed to have come into force on the day it was passed.

c) Where one or more notice of appeal is filed with the Clerk of The Corporation of the City of North Bay within thirty-five (35) days from the passing of this By-law setting out 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 13TH DAY OF MAY 1985.

READ A SECOND TIME IN OPEN COUNCIL THE 10th DAY OF JUNE 1985.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 10TH DAY OF JUNE 1985.


MAYOR


CITY CLERK

This is Schedule " A "

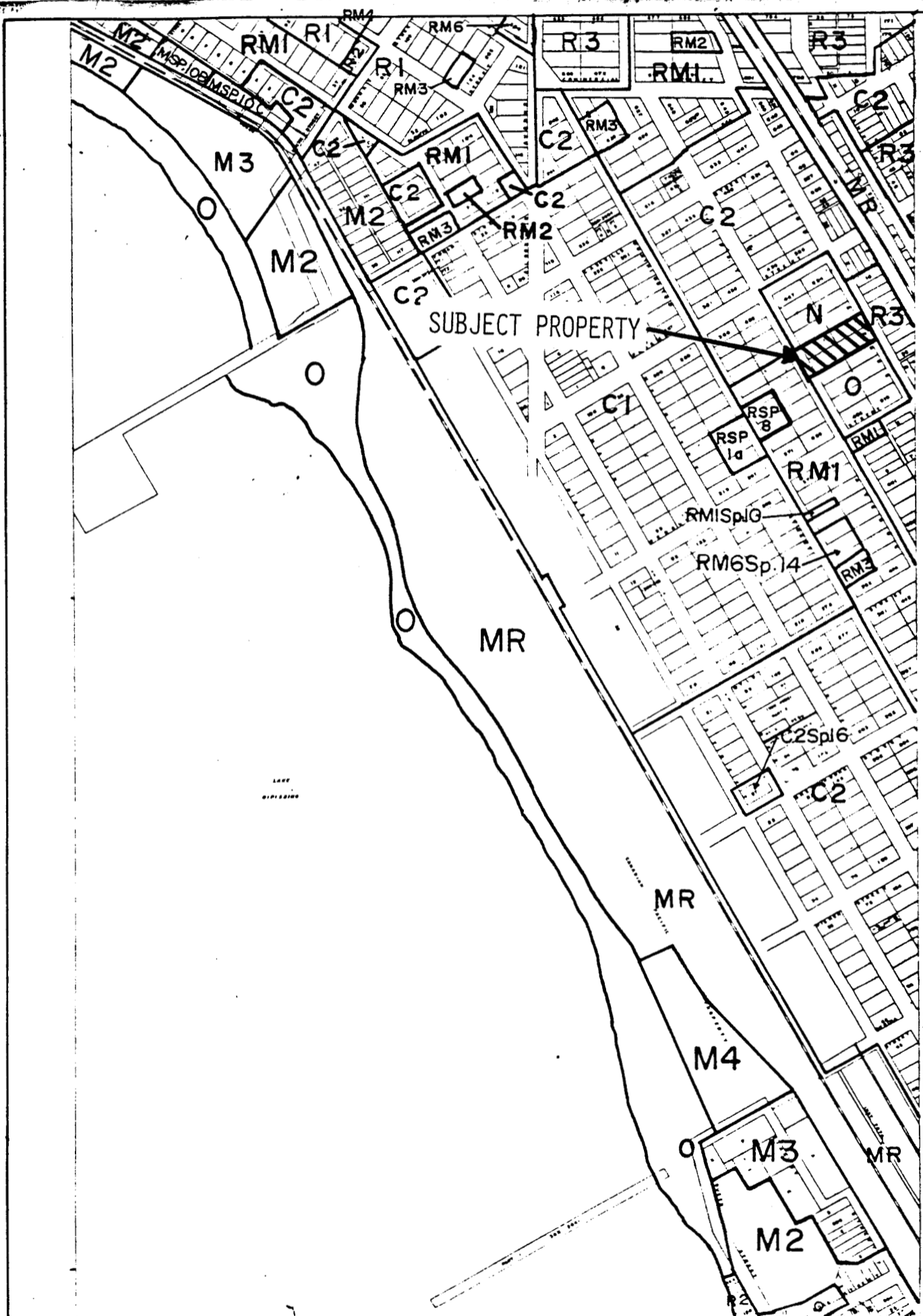
To By-law No. 57-85

Passed the 10th day of June

19 85 .

Van D. Lawlor
MAYOR

B. Burton
CITY CLERK



SCHEDULE	CITY OF NORTH BAY
B - 50	ZONING BY-LAW N° 28-80
0 100m	11-79

This is Schedule " B "

To By-law No. 57-85

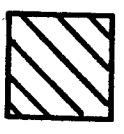
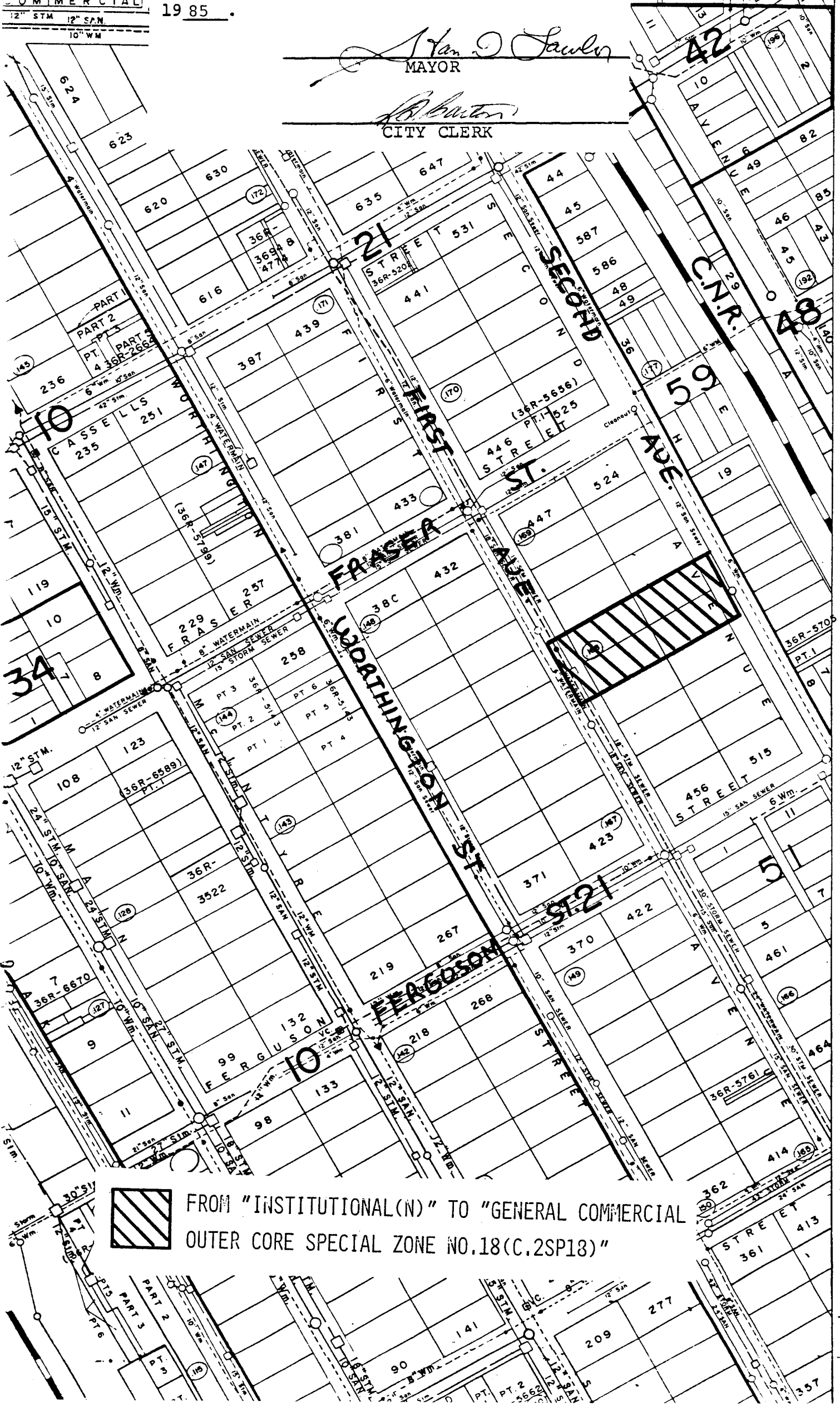
Passed the 10th day of June

1985 .

55 672
COMMERCIAL
12" STM 12" SAN
10" WM

Stan J. Lawler
MAYOR

R. Burton
CITY CLERK



FROM "INSTITUTIONAL(N)" TO "GENERAL COMMERCIAL
OUTER CORE SPECIAL ZONE NO.18(C.2SP18)"

This is Schedule " C "

To By-law No. 57-85

Passed the 10th day of June

19 85 .

Stan D. Lawler
MAYOR

R. Burton
CITY CLERK

SCHEDULE TO "GENERAL COMMERCIAL OUTER CORE SPECIAL ZONE NO.18(C.2SP18)"

