

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 126-90

A BY-LAW TO AMEND BY-LAW NO. 28-80 TO REZONE CERTAIN LANDS ON CHIPPEWA STREET AND HIGH STREET FROM A "RESIDENTIAL THIRD DENSITY (R.3)" ZONE TO A "RESIDENTIAL MULTIPLE FIRST DENSITY SPECIAL ZONE NO. 43 (RM.1 Sp.43)" (K.GERBASI - 497 CHIPPEWA STREET WEST)

WHEREAS the owner of the subject 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-43 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-43" 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 Part of Lots 595, 596 and 597 Plan M-165 along Chippewa Street in the City of North Bay, shown as hatched on Schedule "B" attached hereto) from "Residential Third Density (R.3)" zone to a "Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)".

2) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.43:

11.2.43 "Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)".

11.2.43.1 The property description of this "Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)" is part of Lots 595, 596 and 597 Plan M-165 along Chippewa Street in the City of North Bay as shown on the attached Schedule and Schedule "B.43".

11.2.43.2(a) No person shall use land, or use, erect or construct any building or structure in this "Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)", except for the following uses:

- double-duplex dwelling;
- non-profit parks & playgrounds, and
- institutional uses.

11.2.43.2(b) The regulations for this "Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)" are as follows:

- i) The maximum lot coverage not to exceed thirty-five (35) percent of the total lot area;
- ii) the minimum lot frontage shall be nineteen (19) metres;
- iii) the minimum front yard setback shall be three and three-tenths (3.3) metres;
- iv) the minimum northerly side yard setback shall be five and seven-tenths (5.7) metres;
- v) the minimum southerly side yard setback shall be three and six-tenths (3.6) metres;
- vi) the minimum rear yard setback shall be twelve and one-tenth (12.1) metres.

11.2.43.3 The use of land or buildings in this "Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)" 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 Residential Multiple First Density Special Zone No. 43 (RM.1 Sp.43)" as shown on Schedule "C" to this By-law.
- 4) a) Notice of the By-law shall be given by the Clerk in the manner and form and to the persons prescribed by Ontario Regulation 404/83.
- 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 9th DAY OF July 1990.

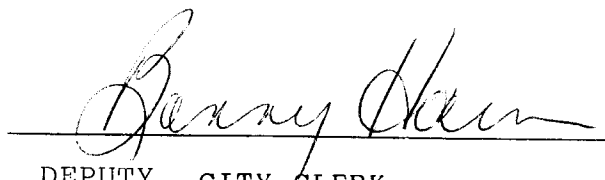
READ A SECOND TIME IN OPEN COUNCIL THE 23RD DAY OF JULY 1990.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 23RD DAY

OF JULY, 1990.



MAYOR



DEPUTY CITY CLERK

This is Schedule " A "

To By-law No. 126-90

Passed the 23RD day of JULY
1990.

S. D. Lawless
MAYOR

Dennis Van
DEPUTY CITY CLERK



SCHEDULE
B - 43

CITY OF NORTH BAY
ZONING BY-LAW N° 28-80

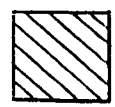
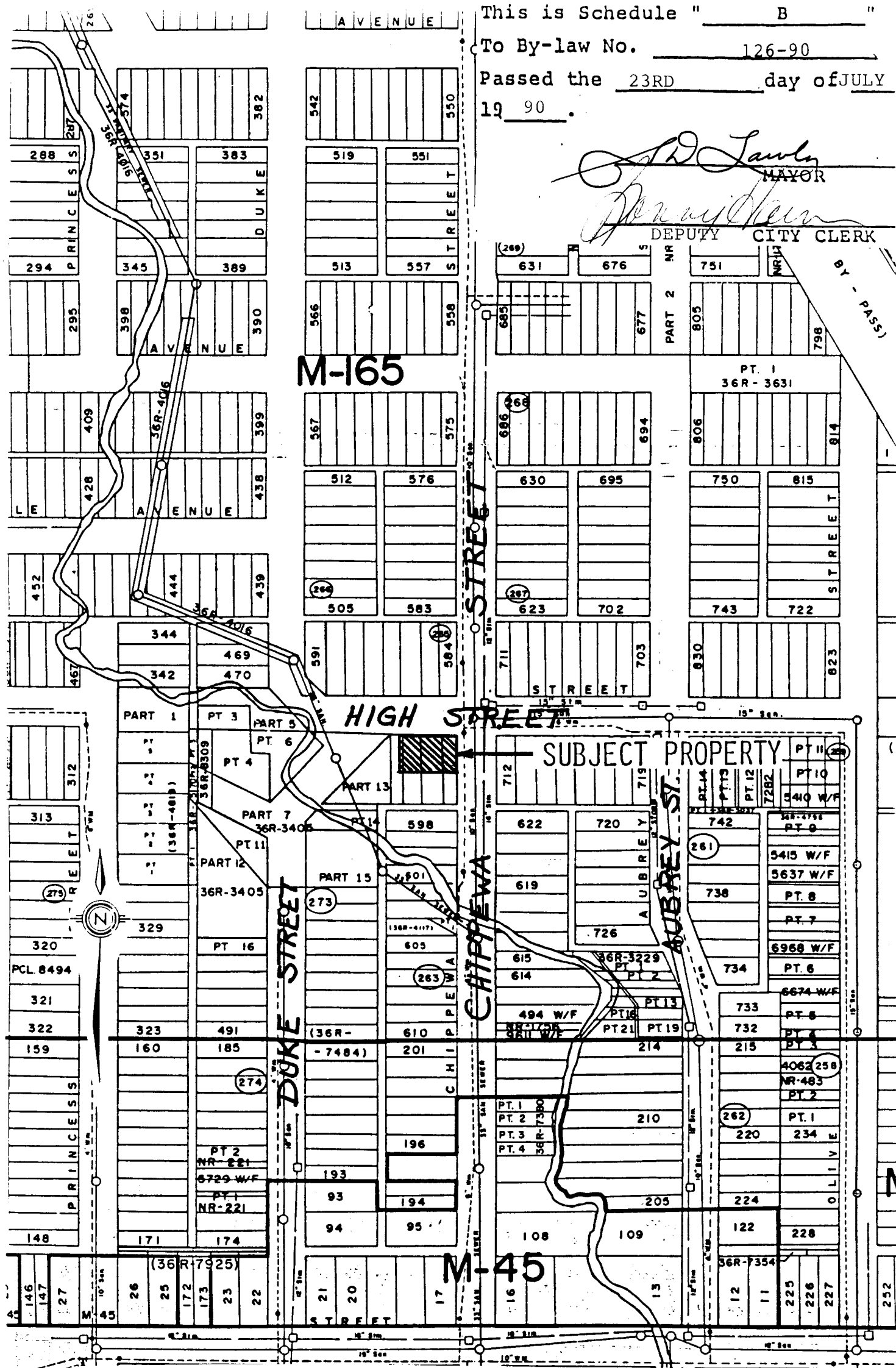
This is Schedule " B "

To By-law No. 126-90

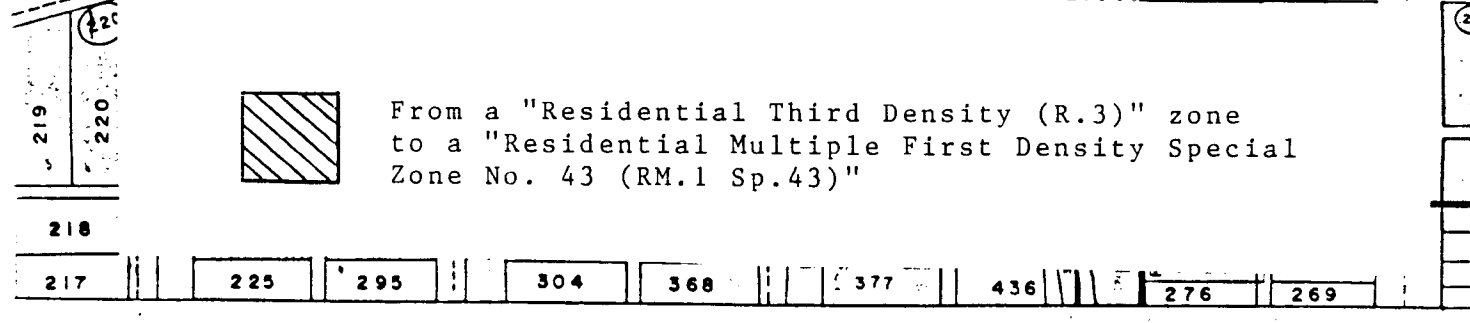
Passed the 23RD day of JULY

19 90 .

A. D. Lawley
MAYOR
Don McNeil
DEPUTY CITY CLERK



From a "Residential Third Density (R.3)" zone
to a "Residential Multiple First Density Special
Zone No. 43 (RM.1 Sp.43)"



This is Schedule " C "

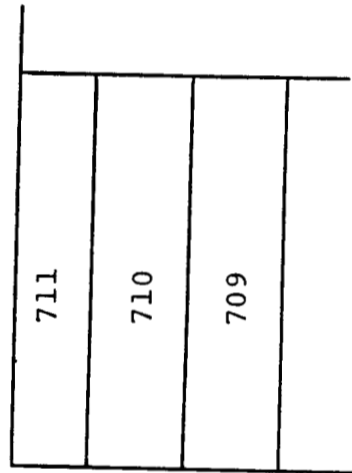
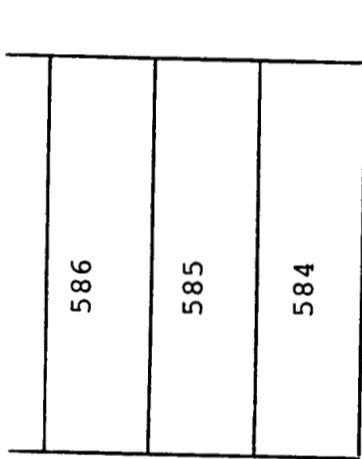
To By-law No. 126-90

Passed the 23RD day of JULY

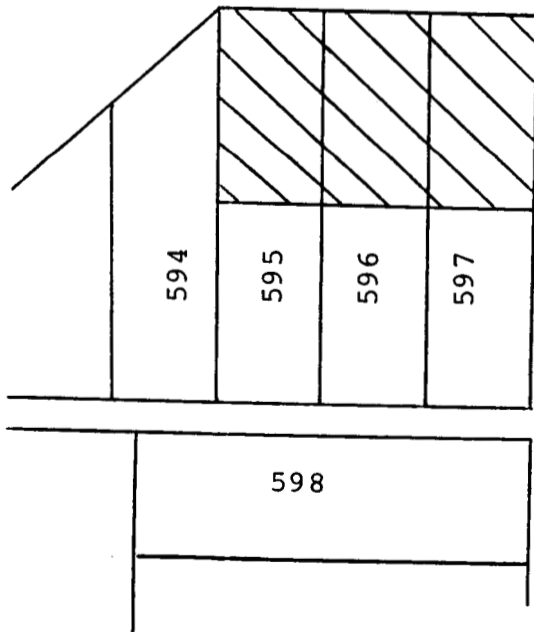
19 90 .

J. D. Lawler
MAYOR
Barney Miller
DEPUTY CITY CLERK

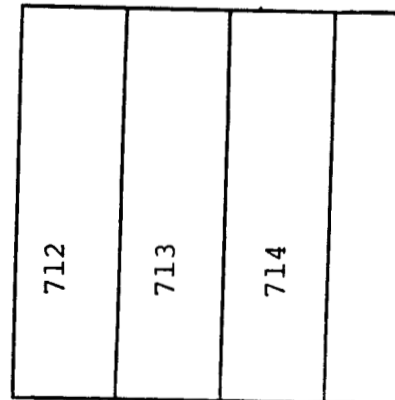
SCHEDULE TO RESIDENTIAL MULTIPLE FIRST DENSITY SPECIAL
ZONE NO. 43 (RM.1 Sp.43)



HIGH STREET



CHIPPEWA STREET



0 60
FEET