

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 81-83

BEING A BY-LAW TO DESIGNATE A SITE PLAN CONTROL
AREA ON CERTAIN LANDS AT LAKESHORE DRIVE
(D'AGOSTINO)

WHEREAS the Council of the Corporation of the City of North Bay hereinafter referred to as the "City" deems it desirable to designate a Site Plan Control Area in the City of North Bay pursuant to Section 40 of The Planning Act, R.S.O. 1980, Chapter 379.

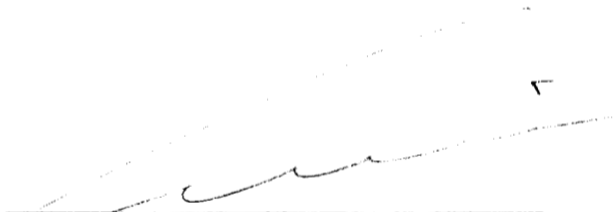
AND WHEREAS Council has passed By-law No. _____, to zone the subject lands for a "Residential Special (RM.1) Zone No.9 (RM.1Sp.9)" use in order to permit the construction of a double duplex.

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

1. That certain parcel of land composed of Lots 29, 30 and 31, Plan M-195 in the City of North Bay, which lands are more particularly described on Schedule "A" attached hereto, is hereby designated as a Site Plan Control Area.
2. No building or structure shall be erected, constructed or placed on the said Site Plan Control Area until the owner of the Site Plan Control Area has entered into an Agreement or Agreements with The Corporation of the City of North Bay respecting the provision, and at no expense to the municipality, of the following matters:
 - (a) facilities to provide vehicular access to and from the land.
 - (b) loading areas, parking areas, and access driveways and the surfacing of such areas and driveways;
 - (c) facilities for the lighting, including floodlighting, of the land or of any buildings or structures thereon;
 - (d) walls, fences, hedges, trees or shrubs or other ground-cover or facilities for the landscaping of the lands;
 - (e) grading or alteration in elevation or contour of the land and for the provision for the disposal of storm, surface and waste water from the land and from any buildings or structures thereon.
3. The said Agreements may be registered against the lands to which it applies and the City may enforce the provisions of the Registry Act and the Land Titles Act, against any and all subsequent owners of the land.

4. (a) The said Agreements shall be binding on the Owners, its successors and assigns.
 - (b) The Owner shall authorize the City to exercise the provisions of Section 325 of the Municipal Act, R.S.O. 1980, Chapter 302, as amended in the event of a breach by the Owner of a condition of this Agreement.
5. This By-law comes into force and effect upon being finally passed.

READ A FIRST TIME IN OPEN COUNCIL THE 27th DAY OF JUNE 1983.
READ A SECOND TIME IN OPEN COUNCIL THE 11th DAY OF JULY 1983.
READ A THIRD TIME IN OPEN COUNCIL AND ENACTED AND PASSED
THIS 11th DAY OF JULY 1983.



MAYOR



CITY CLERK

This is Schedule " A "

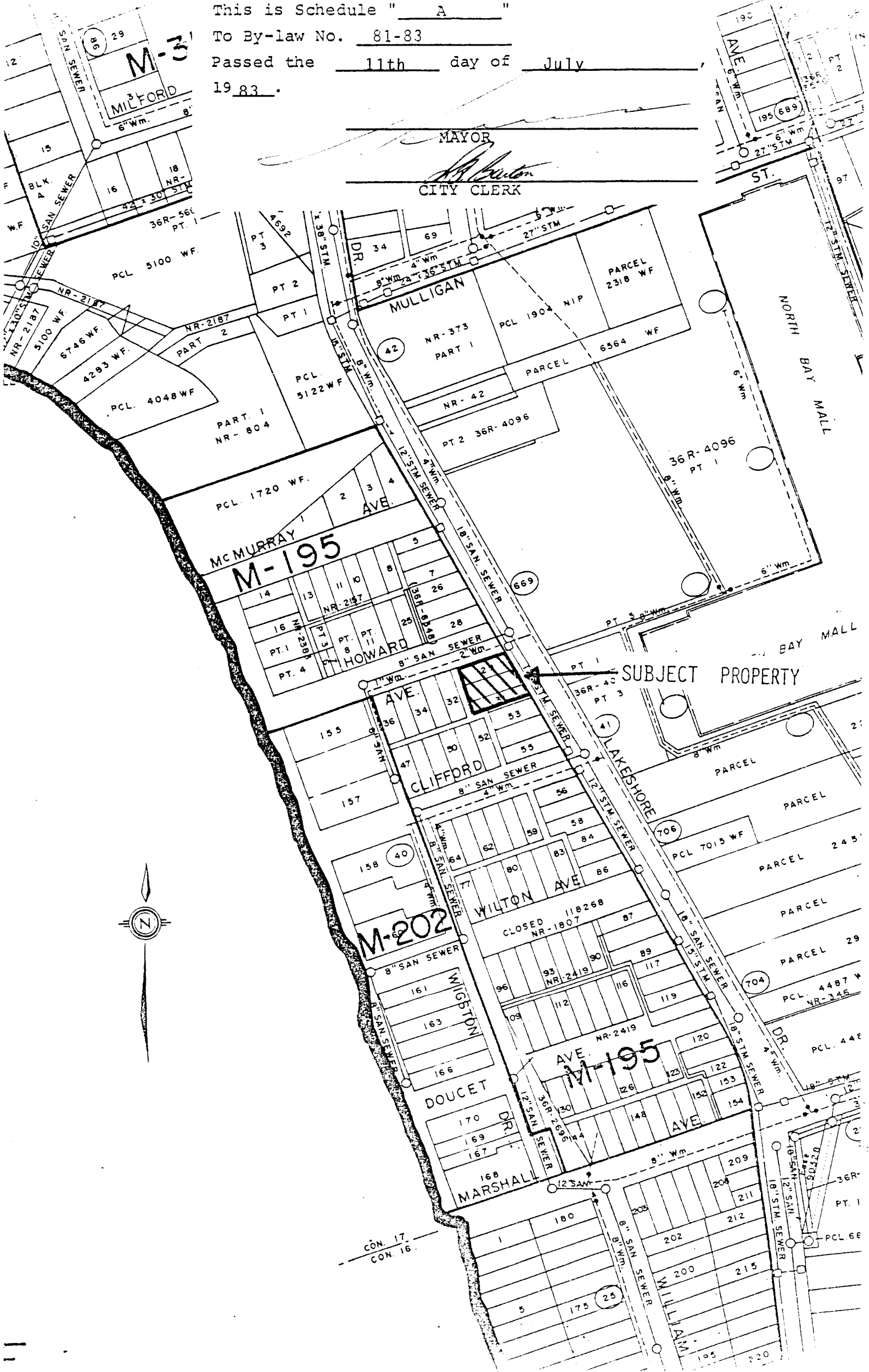
To By-law No. 81-83

Passed the 11th day of July

19 83 .

MAYOR

A. Burton
CITY CLERK



M-195

M-202

M-195

SUBJECT PROPERTY

CON. 17
CON. 16