

BY-LAW NO. 200-90

A BY-LAW TO DESIGNATE A SITE PLAN CONTROL
AREA ON CERTAIN LANDS ON OAK STREET WEST
(CHILDREN'S AID SOCIETY)

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;

AND WHEREAS the Council deems it desirable to delegate to the Clerk the authority to enter into an agreement respecting the matters referred to herein;

AND WHEREAS Council intends to pass By-law No. 199-90 to rezone the subject lands to a "General Commercial Outer Core (C.2)" zone and a "General Commercial (Outer Core) Special Zone No. 32 (C.2 Sp.32)" to permit the construction of a Commercial Parking Lot.

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

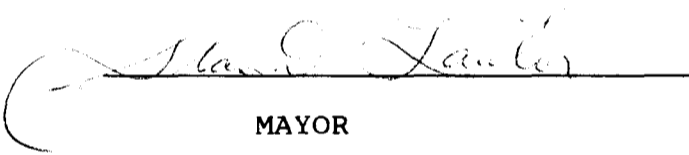
- 1) That certain parcel of land, composed of Parts 1, 6, 7 and 11, Plan 36R-8293 in the City of North Bay, which lands are more particularly described on Schedule "A" attached hereto, is hereby designated as a Site Plan Control Area.
- 2) No building or structure shall be erected, constructed or placed on the said Site Plan Control Area except in accordance with the location, massing and conceptual design of the buildings and structures set out as Items 1 and 2 on Schedule "B" attached hereto, and which Schedule "B" is hereby approved by the Council provided that:
 - a) A thirty-four (34) space commercial, asphalt parking lot shall be provided and maintained as set out as Item No. 1 on Schedule "B".
 - b) Ingress and egress including surfacing, drainage, snow plowing and snow storage shall be provided and maintained as set out as Item No. 2 on Schedule "B".
- 3) As a condition of the approval of buildings and structures referred to in Section 2 hereof, no building or structures 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 with The Corporation of

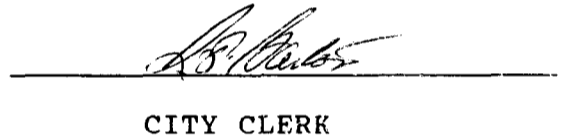
the City of North Bay respecting the provision, to the satisfaction of and at no expense to the Municipality of the following matters:

- a) Parking facilities, both covered and uncovered, and access driveways and the surfacing of such areas and driveways.
 - b) Walkways and the surfacing thereof.
 - c) Facilities for lighting, including floodlighting.
 - d) Walls, fences, hedges, trees or shrubs, or other groundcover or facilities for the landscaping of the lands.
 - e) Collection areas and other facilities and enclosures for the storage of garbage and other waste material.
 - f) Grading or alteration in elevation or contour of the land and provision for the disposal of storm, surface, and waste water and snow from the land and from any buildings or structures thereon.
- 4) a) The Mayor and Clerk are hereby authorized upon the recommendation of the Chief Administrative Officer to enter into, under Corporate Seal, one or more Agreements on behalf of The Corporation of the City of North Bay with the owner of the subject lands herein to ensure the provision of all the facilities mentioned in this By-law.
- b) The said Agreement 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.

- 5) a) The said Agreement shall be binding on the Owner, its successors and assigns.
- b) The Owner shall authorize the City to exercise the provision 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.
- 6) This By-law comes into force and effect upon being finally passed.

READ A FIRST TIME IN OPEN COUNCIL THE 15TH DAY OF OCTOBER 1990.
READ A SECOND TIME IN OPEN COUNCIL THE 29TH DAY OF OCTOBER 1990.
READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 29TH DAY
OF OCTOBER 1990.


MAYOR


CITY CLERK

This is Schedule " A "

To By-law No. 200-90

Passed the 29TH day of OCTOBER

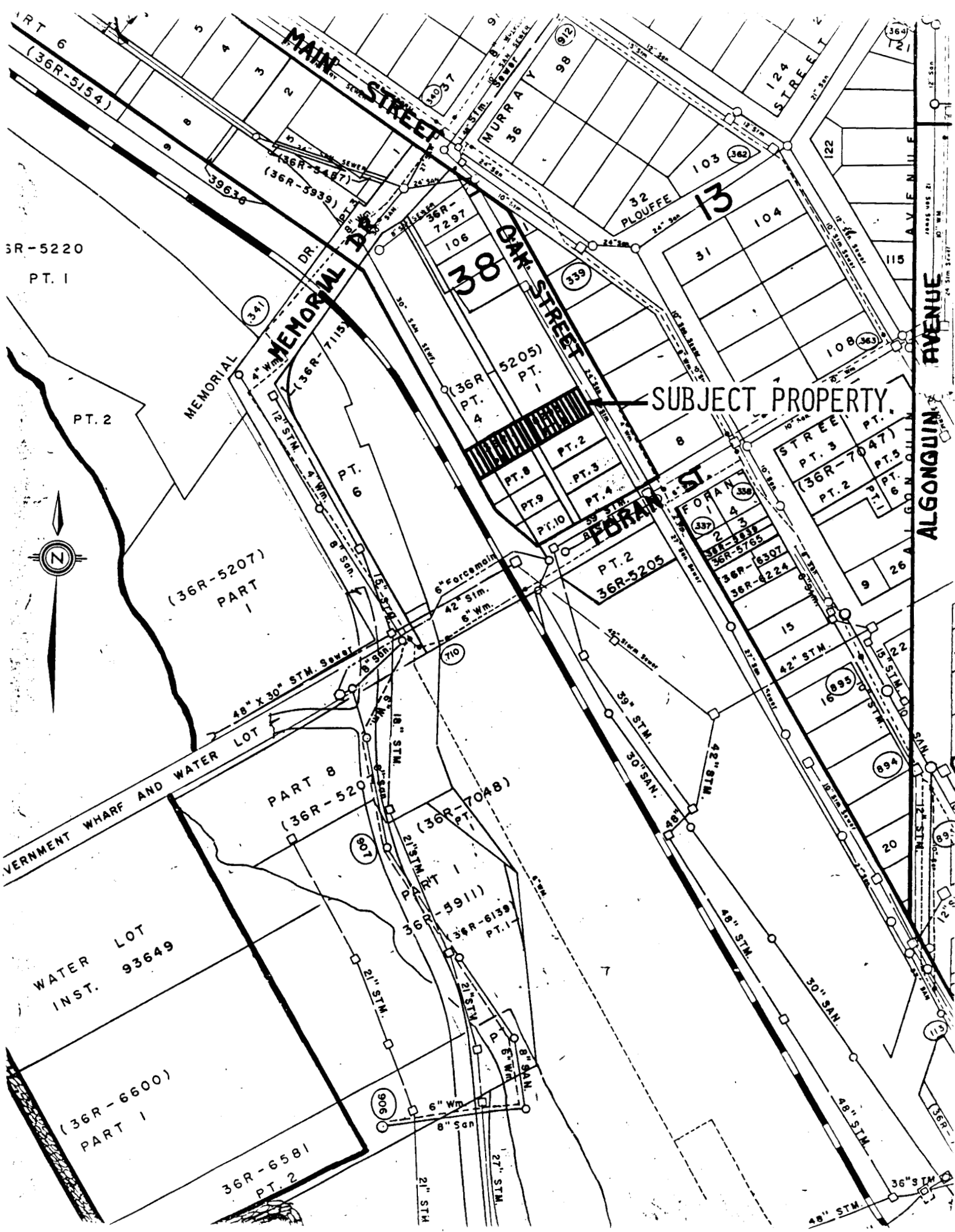
1990 .

Stan E. Taylor

 MAYOR

B. [Signature]

 CITY CLERK



36R-5220
PT. 1

PT. 2



(36R-5207)
PART 1

VERNMENT WHARF AND WATER LOT

WATER LOT
INST. 93649

(36R-6600)
PART 1

36R-6581
PT. 2

SUBJECT PROPERTY

PART 8
(36R-520)

PART 1
(36R-7048)

36R-5911

(36R-6139)
PT. 1

36R 5205
PT. 1

PT. 2
36R-5205

PT. 2
PT. 3
PT. 4
PT. 5
PT. 6
(36R-7047)

PT. 2
36R-6307
36R-5765
36R-6224

16 (995)

20

110

119

120

121

ALGONQUIN AVENUE

38 OAK STREET

13 PLOUFFE

MAIN STREET

MURRAY

124 STREET

MEMORIAL DR

FORAN ST

STREET

STREET

STREET

STREET

STREET

STREET

36R 5205
PT. 4

PT. 8
PT. 9
PT. 10

PT. 2
PT. 3
PT. 4

16 (995)

20

110

119

120

121

ALGONQUIN AVENUE

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MAIN STREET

MURRAY

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36R 5205
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PT. 8
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PT. 10

PT. 2
PT. 3
PT. 4

16 (995)

20

110

119

120

121

ALGONQUIN AVENUE

This is Schedule " B "
To By-law No. 200-90
Passed the 29TH day of OCTOBER
19 90 .

Stan D. ...
MAYOR
R. ...
CITY CLERK

