

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 1-80

BEING A BY-LAW TO AMEND BY-LAW 1097 OF
THE FORMER TOWNSHIP OF WIDDIFIELD
PURSUANT TO SECTION 35 OF THE PLANING ACT
R.S.O. 1970, CHAPTER 349 AND AMENDMENTS
THERE TO.

WHEREAS upon the request of the property owner concerned and with the approval of the local Planning Board, it is considered advisable to amend By-Law No. 1097 of the former Township of Widdifield to provide for a change in the zone designation shown on the District Map which forms part of said By-Law No. 1097.

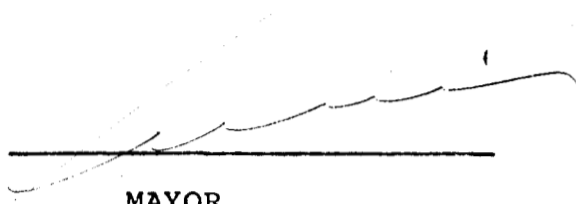
NOW, THEREFORE, THE COUNCIL OF THE CORPORATION OF THE CITY OF NORTH BAY HEREBY ENACTS AS FOLLOWS:

1. The District Map of By-Law No. 1097 of the former Township of Widdifield is amended by changing the zoning designation of the land shown on that part of said zoning map set out in Schedule "A" attached hereto and forming part hereof, which property is more particularly described as Parts 2 and 3, Plan 36R-3924 being part of Lot 18, Concession "C", shown as hatched on Schedule "B" attached hereto and forming part hereof from a "Bush" Zone to a "Residential Second Density Special Zone 1-80 (R. 2 S. 1-80)".
2. No land, building or structure shall be erected or cause to be erected or used in said Residential Second Density Special Zone (R.2 S.) except for the following use and in conformity with the following regulations herein set forth:
 - A) PERMITTED USES
 - (i) Single Family Detached dwellings
 - B) REGULATIONS
 - (i) Lot Frontage : Minimum Fifteen (15) Metres.

- (ii) Lot Coverage : Maximum Thirty Percent (30%).
- (iii) Lot Area : Minimum Four Hundred Sixty-five (465) Square Metres.
- (iv) Front Yard : Minimum six (6) metres.
- (v) Side Yard : Minimum of one and two tenth (1.2) metres for a one-storey dwelling and an additional sixty-one (61) centimetres for each additional storey or part thereof. Where there is not attached garage or carport, or other provision for off-street parking on the same lot, one side yard shall have a minimum width of three (3) metres.
- (vi) Rear Yard : Minimum Ten and five-tenths (10.5) metres.

- 3. All buildings and structures erected or altered in the zones hereby established shall conform to all other applicable provisions of Zoning By-Law No. 1097 of the former Township of Widdifield, except as hereby expressly varied.
- 4. A) Notice of this By-Law shall be given in the manner and form to the persons prescribed by Ontario Regulation 597/79.
- B) Where no notice of objection is filed with the Clerk of the City of North Bay within twenty-one (21) days of service of the notice as prescribed by Ontario Regulation 597/79, then this By-Law thereupon comes into force.
- C) Where notice of objection is filed with the Clerk of the City of North Bay within twenty-one (21) days of service as prescribed by Ontario Regulation 597/79 this By-Law shall come into force upon the approval of The Ontario Municipal Board.

READ A FIRST TIME IN OPEN COUNCIL THIS 7th DAY OF January, 1980
READ A SECOND TIME IN OPEN COUNCIL THIS 21st DAY OF January 19 80
READ A THIRD TIME IN OPEN COUNCIL AND FINALLY ENACTED AND
PASSED THIS 21st DAY OF January , 19 80



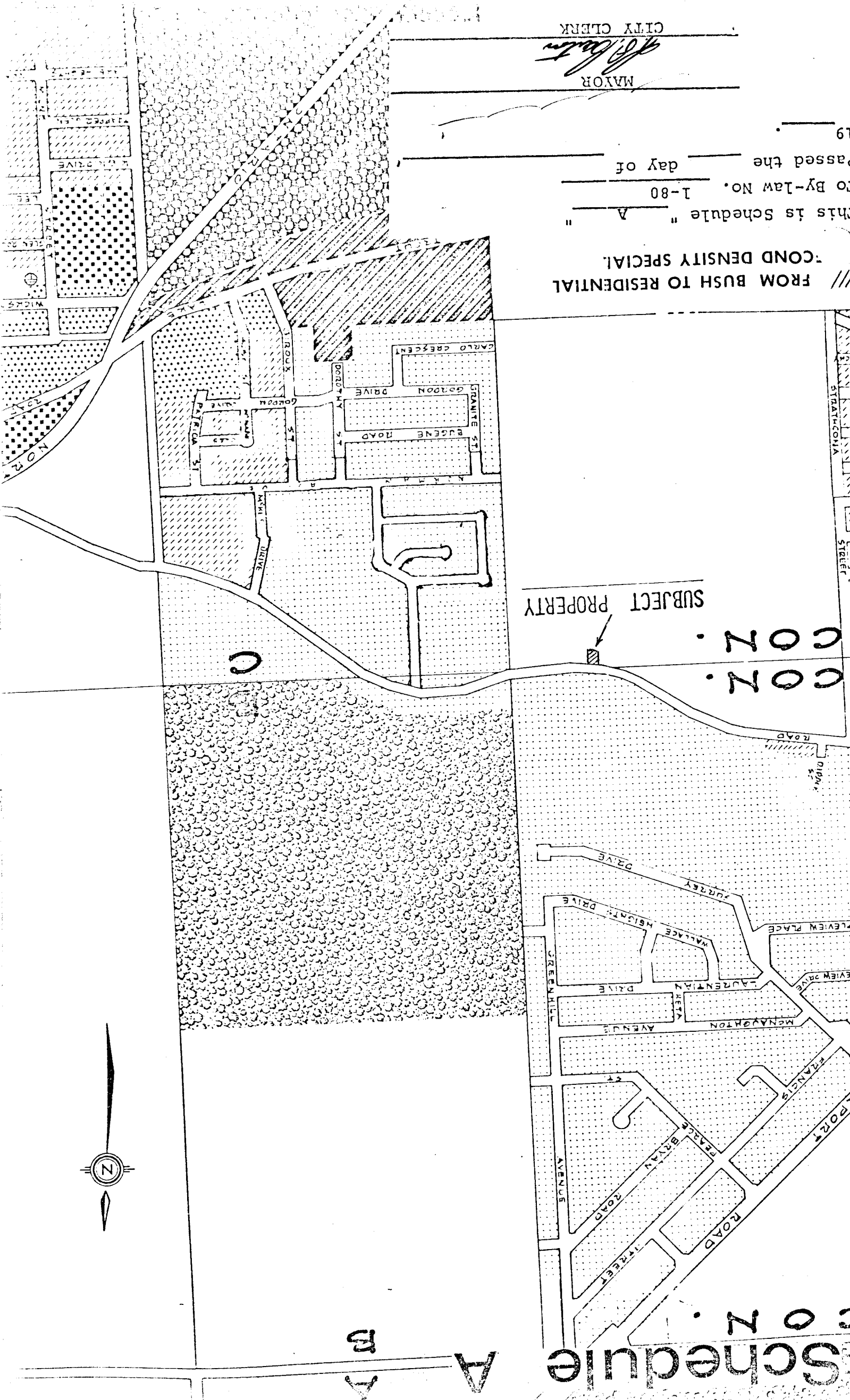
MAYOR



CITY CLERK

MAYOR
CITY CLERK

19
Passed the _____ day of _____
To By-Law No. 1-80
This is Schedule "A"
FROM BUSH TO RESIDENTIAL
COND DENSITY SPECIAL.



SUBJECT PROPERTY

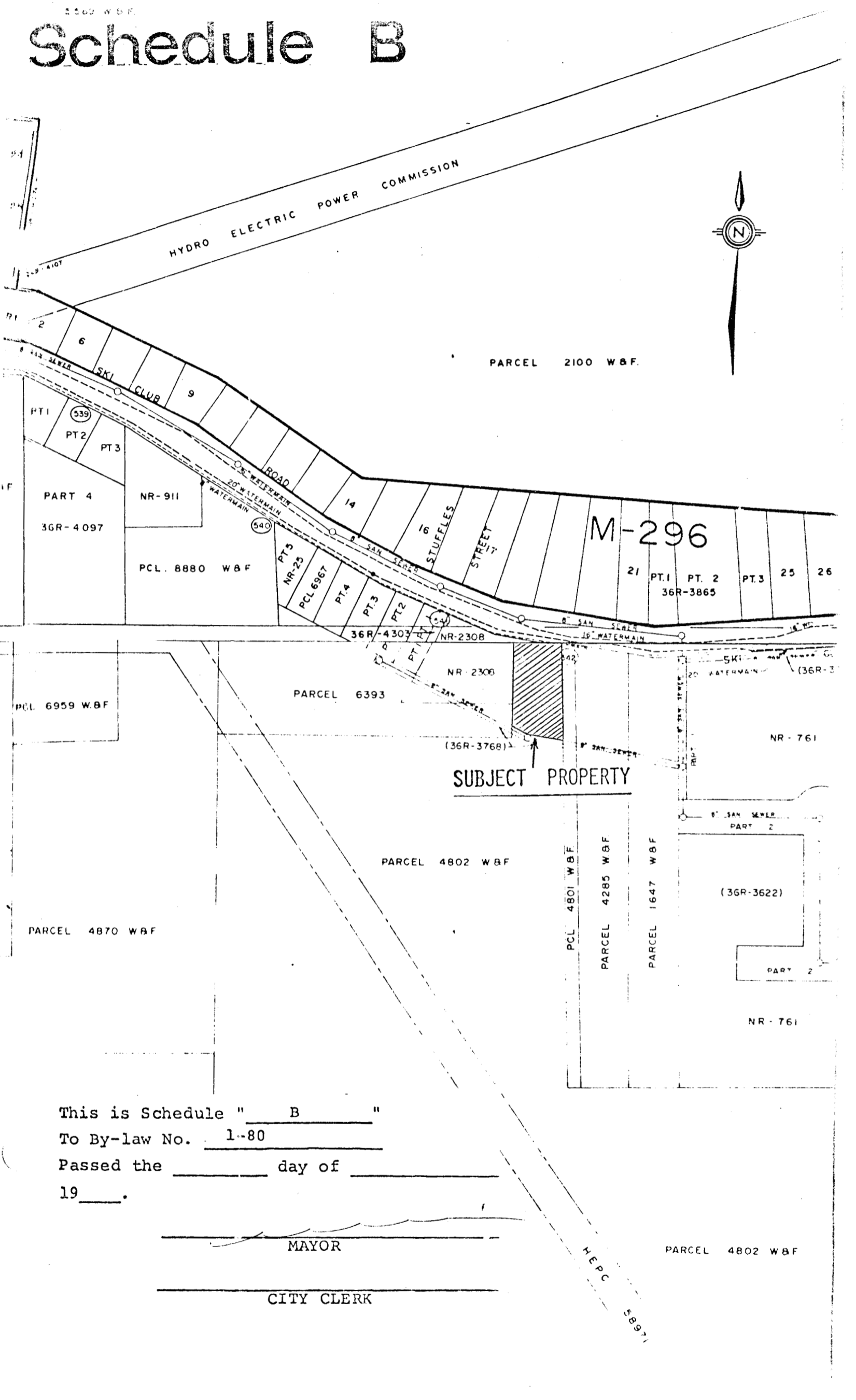
COZ.
COZ.

Schedule
COZ.



A
B
A

Schedule B



This is Schedule " B "

To By-law No. 1-80

Passed the _____ day of _____

19____.

MAYOR

CITY CLERK

PARCEL 4802 WBF

HEPC 58971