

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 71-93

A BY-LAW TO AMEND BY-LAW NO. 173-90 TO  
ALTER A SITE PLAN CONTROL BY-LAW FOR  
CERTAIN LANDS ON RIVERBEND ROAD

(FAIRVIEW TENT AND TRAILER PARK - RIVERBEND ROAD)

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 41 of the Planning Act, R.S.O. 1990;

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 the Ontario Municipal Board has rendered a decision that requires a reduction in the number of mobile home units permitted within "Rural Mobile Home Special Zone No. 4 (RMH Sp.4)";

AND WHEREAS Council intends to pass By-law No. 70-93 to rezone the subject lands to a "Rural Mobile Home Special Zone No.4(RMHSp.4)"and a "Floodway(0.1)"to permit the operation of a maximum 24 unit mobile home park.

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

- 1) Section 2(a) of By-law No. 173-90 be amended by deleting it in its entirety and replacing it with the following new clause:
  - "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, 2, 3, 4, 5, 6 and 7 on Schedule "B" attached hereto, which Schedule "B" is hereby approved by Council, provided that:
    - a) A twenty-four (24) Unit Mobile Home Park shall be provided and maintained as set out as Item No. 1 on Schedule "B";
    - b) a single detached dwelling shall be provided and maintained as set out as Item No. 2 on Schedule "B";
    - c) rental cabins shall be provided and maintained as set out as Item No. 3 on Schedule "B";
    - d) an area for the use of recreational vehicles shall be provided and maintained as set out as Item No. 4 on Schedule "B";

- e) ingress and egress shall be provided and maintained as set out as Item No. 5 on Schedule "B";
  - f) a seven and six-tenths (7.6) metre wide vegetative buffer strip shall be provided and maintained as set out as Item No. 6 on Schedule "B";
  - g) approved septic beds shall be provided and maintained as set out as Item No. 7 on Schedule "B."
- 2) Section 4(a) of By-law No. 173-93 is amended by adding the following line at the end thereof:  
"and to impose a fee of \$250.00 upon the owner for preparation and registration of the agreement".
- 3) Schedules "A" and "B" to By-law 173-90 are amended by deleting them in their entirety and replacing them with Schedules "A" and "B" attached hereto.
- 4) This By-law comes into force and effect upon being finally passed.

READ A FIRST TIME IN OPEN COUNCIL THE 31ST DAY OF MAY 1993.  
READ A SECOND TIME IN OPEN COUNCIL THE 19TH DAY OF JULY 1993.  
READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 19TH DAY  
OF JULY 1993.

  
MAYOR

  
CITY CLERK

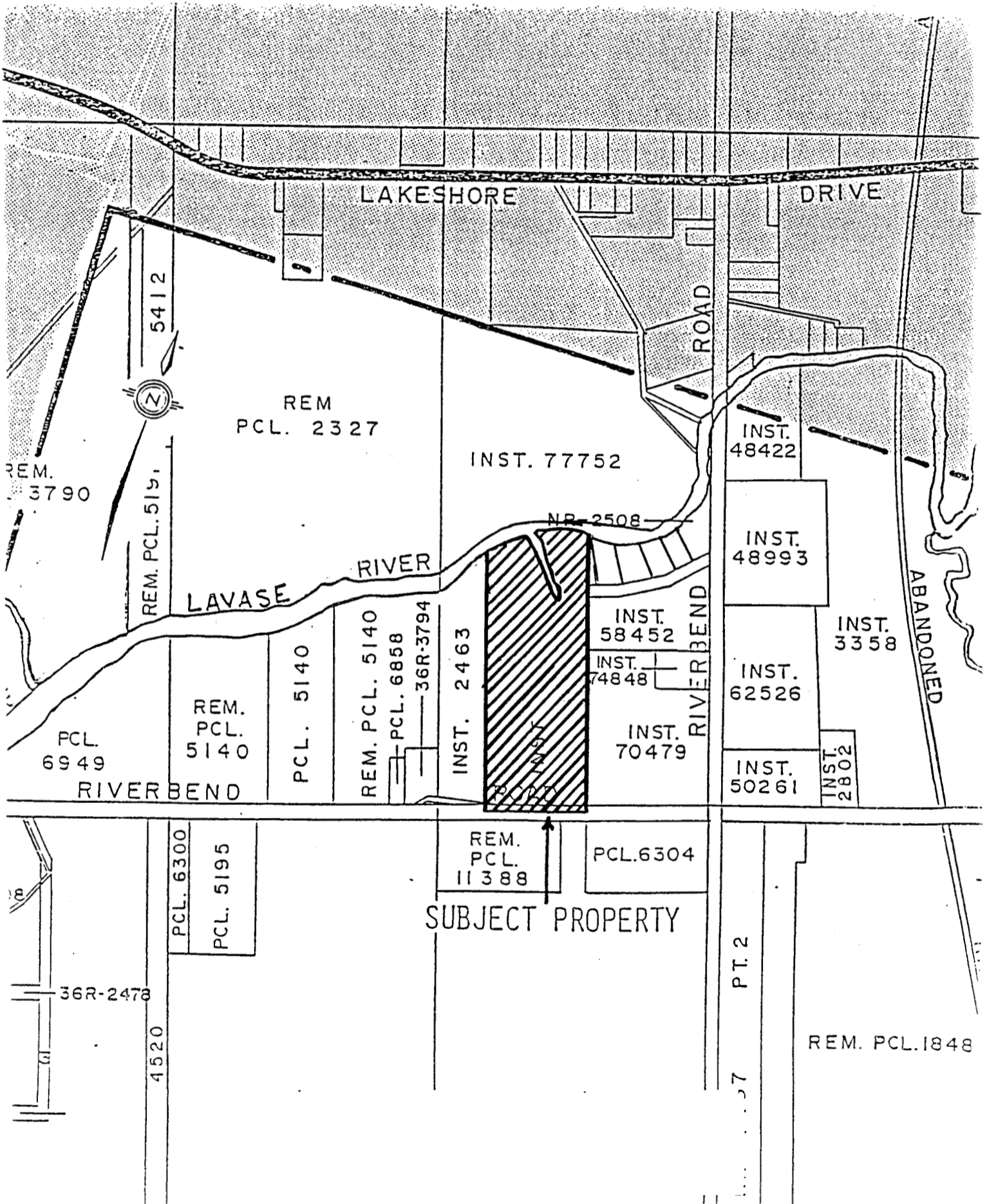
This is Schedule " A "

To By-law No. 71-93

Passed the 19TH day of JULY  
1993.

*Stan D. Lawler*  
MAYOR

*B. B. ...*  
CITY CLERK



This is Schedule " B "

To By-law No. 71-93

Passed the 19TH day of JULY  
19 93 .

*Stan J. Sawley*  
MAYOR

*B. Butler*  
CITY CLERK

