

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 38-98

**A BY-LAW TO AMEND BY-LAW NO. 28.80 TO
REZONE CERTAIN LANDS ON SUNSET
BOULEVARD FROM A "RESIDENTIAL
SECOND DENSITY (R2)" ZONE TO A
"RESIDENTIAL THIRD DENSITY SPECIAL
ZONE NO. 72 (R3 SP. 72)"
(R. MAISONNEAUVE - 56 SUNSET BOULEVARD)**

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-80" of By-law No. 28-80 pursuant to Section 34 of the Planning Act R.S.O. 1990, as amended.

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

- 1) Schedule "B-80" 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 Lots 74 and 75, Plan M-203) along Sunset Boulevard in the City of North Bay, shown as hatched on Schedules "B & C" attached hereto from a "Residential Second Density (R2)" zone to a "Residential Third Density Special Zone No. 72 (R3 Sp.72)".
- 2) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.2.72:
 - "11.2.72 "Residential Third Density Special Zone No. 72 (R3 Sp. 72)"
 - 11.2.72.1 The property description of this "Residential Third Density Special Zone No. 72 (R3 Sp. 72)" is Lots 74 and 75, Plan M-203 along Sunset Boulevard in the City of North Bay as shown on the attached Schedules and Schedule "B-80".
 - 11.2.72.2(a) No person shall use land, or use, erect, or construct any building or structure in this "Residential Third Density Special Zone No. 72 (R3 Sp. 72)" except for the following uses:

- single detached dwelling;
- semi-detached dwelling;
- duplex dwelling;
- parks, playgrounds and non-profit uses;
- home based businesses;
- institutional uses.

11.2.72.2(b) The regulations for this “Residential Third Density Special Zone No. 72 (R3 Sp. 72)” are as follows:

- i) the minimum rear yard setback shall be eight and zero-tenths (8.0) metres;
- ii) the minimum northerly side yard setback shall be zero and one-tenth (0.1) metres;
- iii) the minimum southerly side yard setback shall be one and three-tenths (1.3) metres.

11.2.72.3 The use of land or building in this “Residential Third Density Special Zone No. 72 (R3 Sp. 72)” shall conform to all other regulations of this By-law, except as hereby expressly varied.”

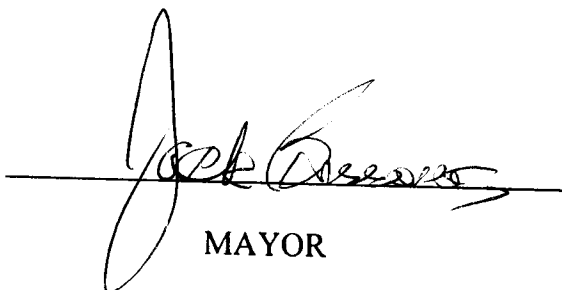
- 3) Section 11 of By-law No. 28-80 is further amended by inserting “Schedule to Residential Third Density Special Zone No. 72 (R3 Sp.72)” as shown on Schedule “C” to this By-law.
 - a) Notice of this By-law shall be given by the Clerk in the manner and form and to the persons prescribed by Section 4 of O. Reg. 199/96.
 - 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.

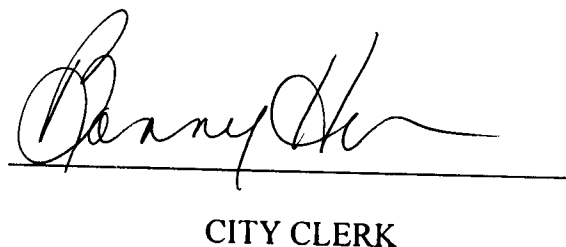
- c) Where one or more notices of appeal are filed with the Clerk of The Corporation of the City of North Bay within twenty (20) days after the day that the giving of written notice as required by the Act is completed, setting out the objection to the By-law and the reasons in support of the objection, 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 20th DAY OF April
1998.

READ A SECOND TIME IN OPEN COUNCIL THE 19th DAY OF May
1998.

READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 19th DAY
OF May 1998.


MAYOR


CITY CLERK

This is Schedule " A "

To By-law No. 38-98

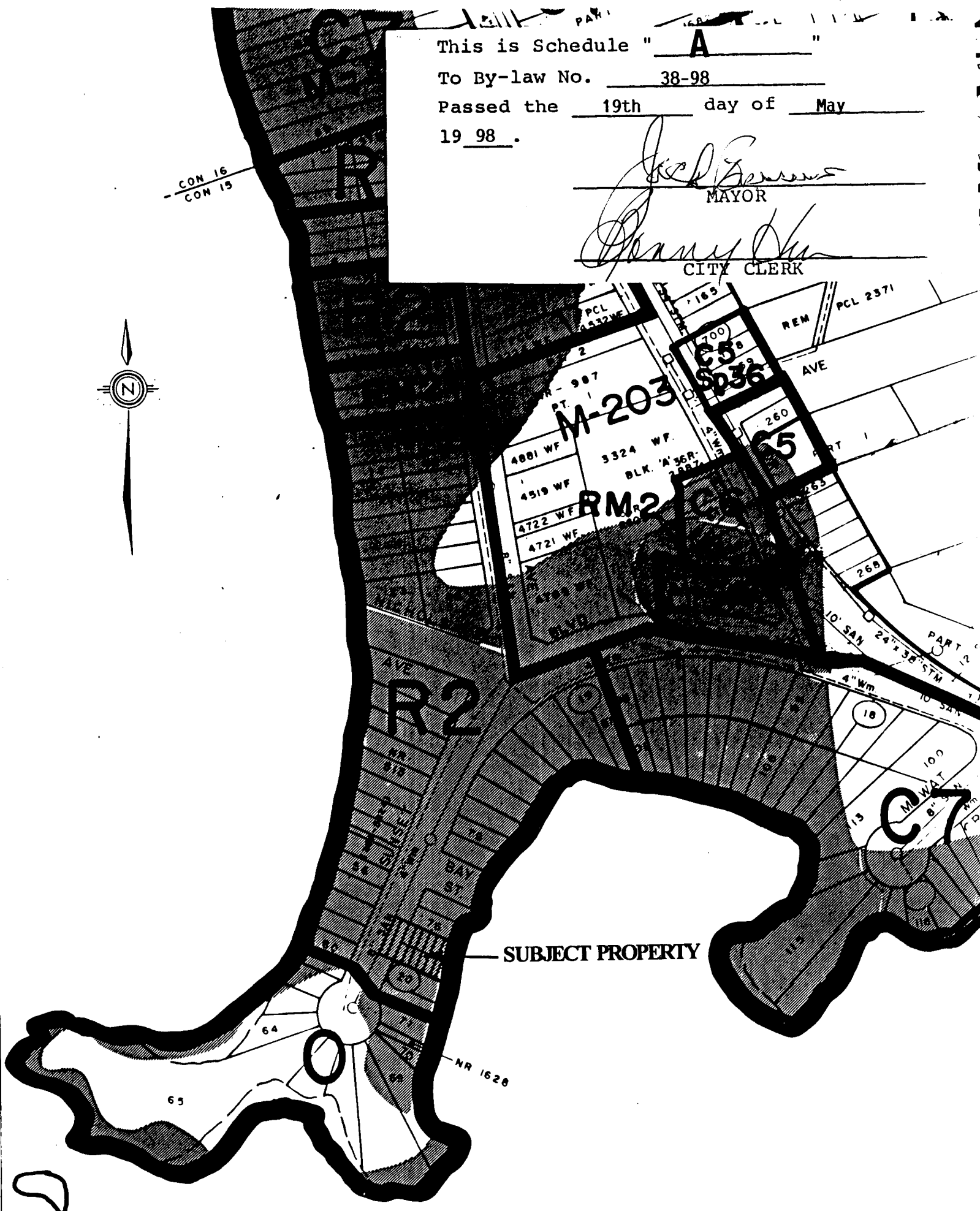
Passed the 19th day of May

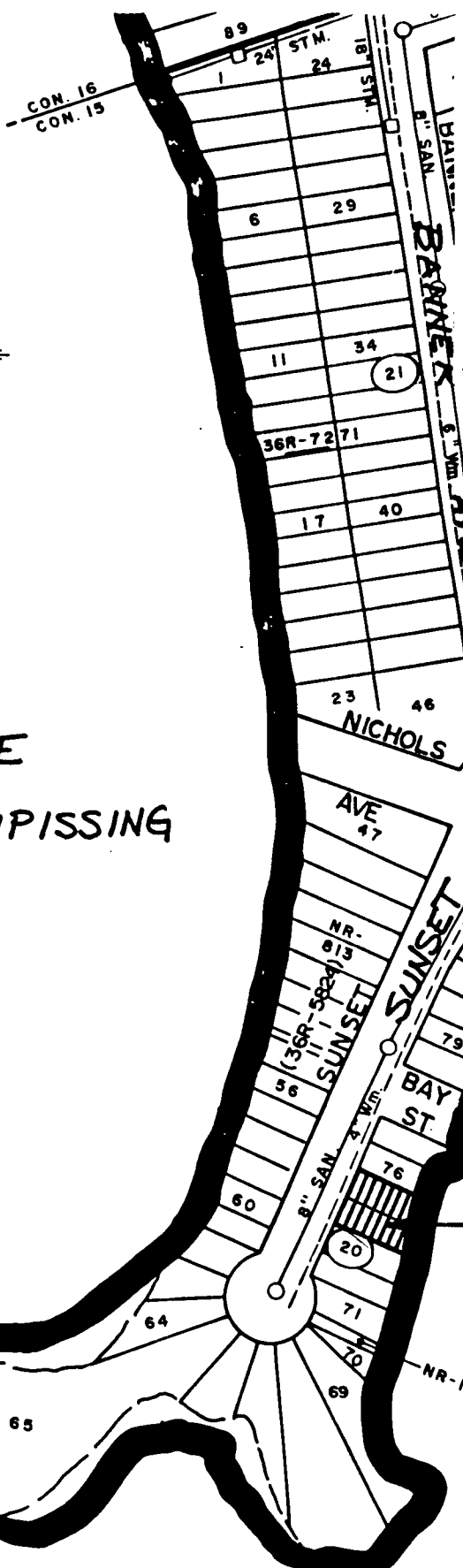
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Jack Lawrence
MAYOR

Donny Van
CITY CLERK

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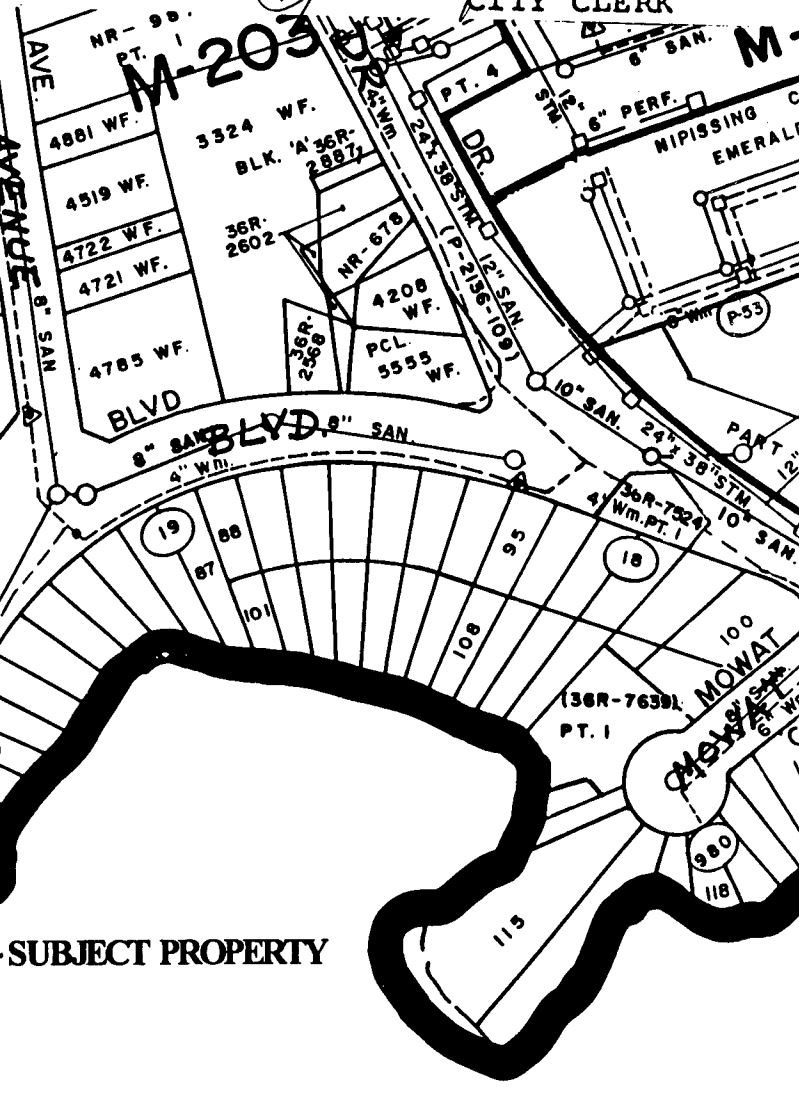





LAKE
NIPISSING

This is Schedule " B " No. 11
To By-law No. 38-98
Passed the 19th day of May
1998.

Jack Bennett
MAYOR
Barry Smith
CITY CLERK



 FROM "RESIDENTIAL SECOND DENSITY (R2)" TO "RESIDENTIAL
THIRD DENSITY SPECIAL ZONE NO. 72 (R3SP.72)"

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