

The Corporation of the City of North Bay

By-Law No. 2019-104

A By-Law To Amend Zoning By-Law No. 2015-30 To Rezone Certain lands on Old Hydro Station Road to Amend the Regulations Governing the Existing “Rural Special No. 20 (A Sp.20)” zone

Saturnia Real Estate Holdings Inc. – 4250C Highway 63

Whereas the owner of the subject property has initiated an amendment to the Zoning By-law;

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 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 “C-5” of Zoning By-law 2015-30 pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended;

And Whereas Council passed Community Services Committee Report No. 2019-13 adopted by Council on December 3, 2019 by Resolution No. 2019-477 to approve this rezoning;

Now therefore the Council of The Corporation of the City of North Bay hereby enacts as follows:

- 1) All buildings or structures erected or altered and the use of land in such “Rural Special No. 20 (A Sp.20)” zone shall conform to all applicable provisions of By-law No. 2015-30 of The Corporation of the City of North Bay.
- 2) Section 11 of By-law No. 2015-30 is amended by deleting the existing section 11.4.20 and all its subsections and replacing it with the following:

"11.4.20 Rural Special Zone No. 20

11.4.20.1 The property description of this “Rural Special Zone No. 20 (A Sp.20)” is PIN 49136-0244 (LT) PCL 5030 SEC NIP; PT LT 12 CON B Widdifield as in LT8683; North Bay; District of Nipissing along Old Station Road in the City of North Bay as shown on the attached Schedule and on Schedule "C-5".

11.4.20.2 (a) No person shall use land, or use, erect, or construct any building or structure in this "Rural Special Zone No. 20" except for the following uses:

- Hobby Farm as a principal use
- All other uses permitted by Table 10A of Zoning By-law 2015-30, subject to the regulations of Table 10B of Zoning By-law 2015-30

11.4.20.2 (b) The regulations for this "Rural Special Zone No. 20 (A Sp.20)" are as follows:

- i) The amount of livestock permitted is subject to the Minimum Distance Separation calculation or any successor calculations required by Provincial Legislation

11.4.20.3 The use of land or building in this "Rural Special No. 20 (A Sp.20)" zone shall conform to all other regulations of this By-law, except as hereby expressly varied."

- 3) Notice of the passing of this By-law shall be given by the Clerk of The Corporation of the City of North Bay in the manner and form and to the persons prescribed by Section 6 of O. Reg. 545/06 as amended.
- 4) Any notice of appeal of this By-law shall be filed in accordance with the provisions of Section 34(19) of the *Planning Act*, not later than 20 days after the day that the giving of the notice by the Clerk is completed, setting out how the by-law is inconsistent with the policy statement issued under subsection 3(1), fails to conform with or conflicts with a provincial plan or fails to conform with an applicable official plan and shall be accompanied by the fee prescribed under the *Local Planning Appeal Tribunal Act*, S.O. 2017, c. 23, Sched. 1.
- 5) Where no notice of appeal is filed with the Clerk within twenty (20) days as required by Section 4 of this By-law, then this By-law shall be deemed to have come into force on the day it was passed.

- 6) Where one or more notices of appeal are filed with the Clerk within twenty (20) days in compliance with Section 4 of this By-law, then this By-law shall not come into force until all appeals have been finally disposed of in accordance with Section 34 of the *Planning Act*, 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 3rd Day of December 2019.

Read a Second Time in Open Council the 3rd Day of December 2019.

Read a Third Time in Open Council and Passed this 3rd Day of December 2019.

Mayor, Allan McDonald

City Clerk Karen Mclsaac

Schedule A

This is Schedule "A"
To By-law No. 2019-104

Passed the 3rd day of December, 2019

Mayor Allan McDonald

City Clerk Karen Mclsaac

