

THE CORPORATION OF THE CITY OF NORTH BAY

BY-LAW NO. 157-91

A BY-LAW TO AMEND BY-LAW NO. 28-80 TO
REZONE CERTAIN LANDS ON FISHER STREET
FROM A "LIGHT INDUSTRIAL TWO (M.2)"
ZONE TO AN "INDUSTRIAL COMMERCIAL
SPECIAL ZONE NO. 25 (MC SP.25)"

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 Schedules "B-51 and B-52" of By-law No. 28-80 pursuant to Section 34 of the Planning Act.

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

- 1) Schedules "B-51 and B-52" 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 Lot 481, Lot 480, Part of Lots 476, 477, 478, Plan M-189 and Part of Lots 41, 42 and 43, Plan 76 along Fisher Street in the City of North Bay, shown as hatched on Schedules "B" and "C" attached hereto) from a "Light Industrial Two (M.2)" zone to an "Industrial Commercial Special Zone No. 25 (MC Sp.25)".
- 2) Section 11 of By-law No. 28-80 is amended by inserting at the end thereof the following Section 11.4.25:

"11.4.25 "Industrial Commercial Special Zone No. 25 (MC Sp.25)".


11.4.25.1 The property description of this "Industrial Commercial Special Zone No. 25 (MC Sp.25)" is Lot 481, Lot 480, Part of Lots 476, 477, and 478, Plan M-189 and Part of Lots 41, 42 and 43, Plan 76 along Fisher Street in the City of North Bay as shown on the attached Schedules and Schedules "B-51 and B-52".

- 11.4.25.2(a) No person shall use land, or use, erect, or construct any building or structure in this "Industrial Commercial Special Zone No. 25 (MC Sp.25)", except for the following uses:
- ground floor restaurant;
 - three dwelling units above the ground floor.
- 11.4.25.2(b) The regulations for this "Industrial Commercial Special Zone No. 25 (MC Sp.25)" are as follows:
- i) The minimum front yard setback shall be two and two-tenths (2.2) metres;
 - ii) the minimum easterly side yard setback shall be nil.
- 11.4.25.3 The use of land or buildings in this "Industrial Commercial Special Zone No. 25 (MC Sp.25)" 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 Industrial Commercial Special Zone No. 25 (MC Sp.25)" as shown on Schedule "C" to this by-law.
- 4) a) Notice of this by-law shall be given by the Clerk in the manner and form and to the persons prescribed by Ontario Regulation 404/83.
- 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 (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 22nd DAY OF JULY, 1991.
READ A SECOND TIME IN OPEN COUNCIL THE 3RD DAY OF SEPTEMBER 1991.
READ A THIRD TIME IN OPEN COUNCIL AND PASSED THIS 3RD DAY
OF SEPTEMBER 1991.


MAYOR


CITY CLERK

This is Schedule " 1 A "

To By-law No. 157-91

Passed the 3RD day of SEPTEMBER,
19 91 .

Stan D. Jewley
MAYOR

B. Bolton
CITY CLERK



CITY OF NORTH BAY

SCHEDULE

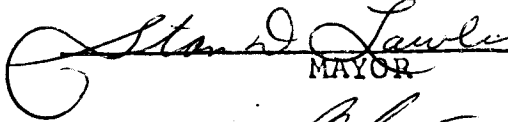

CITY OF

This is Schedule " C "

To By-law No. 157-91

Passed the 3RD day of SEPTEMBER

19 91 .


MAYOR

CITY CLERK

SCHEDULE TO "INDUSTRIAL COMMERCIAL SPECIAL ZONE NO. 25 (MC Sp.25)"

