

THE CORPORATION OF THE TOWN OF ORANGEVILLE

BY-LAW NUMBER 99-97

A by-law to amend Zoning By-law 22-90 to rezone lands on the East and West sides of Sherbourne Street (Lots 5, 10, 11 and 12, Registered Plan 256, Shelburneville Development Inc., OPZ 9/97).

WHEREAS THE CORPORATION OF THE TOWN OF ORANGEVILLE DEEMS IT APPROPRIATE TO ENACT THIS BY-LAW.

NOW THEREFORE THE CORPORATION OF THE TOWN OF ORANGEVILLE BY THE MUNICIPAL COUNCIL THEREOF ENACTS AS FOLLOWS:

1. THAT Map B4 of Schedule "A" to By-law 22-90, as amended, is hereby amended by changing the zone category applied to the lands shown in hatching on Schedule "A" attached to this by-law, from "Highway Commercial (C3) Zone" to "Multiple Residential Medium Density Holding (RM1)(H) Zone, S.P. 24.108" (east side of Sherbourne Street) and from "Neighbourhood Commercial (C2) Zone" to "Multiple Residential Medium Density (RM1) Zone, S.P. 24.109" (west side of Sherbourne Street).

2. That Section 24 of By-law 22-90 is hereby amended by adding the following new subsections:

"24.108 Notwithstanding the provisions of Sections 12.1 and 12.2 of this By-law, the following regulations shall apply to the lands described as Lots 10, 11 and 12, Registered Plan 256:

Permitted Uses

A row house dwelling with all units facing a public street.

A home occupation in accordance with Section 5 hereof.

Regulations for a row house dwelling with all units facing a public street

1)	Lot Area (minimum)	180 sq. metres per dwelling unit.
2)	Lot Frontage (minimum)	5.5 metres per dwelling unit.
3)	Front Yard (minimum)	6 metres.
4)	Garage Setback from Front Lot Line (minimum)	11.0 metres.
5)	Interior Side Yard (minimum)	
	-north	1.5 metres.
	-south	0.9 metres.
6)	Rear Yard (minimum)	4.5 metres
7)	Building Height (maximum)	9.2 metres.

- | | | |
|----|---|----------------------------------|
| 8) | Ground Floor Area (minimum)
- one storey | 90 sq. metres per dwelling unit. |
| | - greater than one storey | 45 sq. metres per dwelling unit. |
| 9) | Holding Symbol Removal | |
| | The Holding (H) symbol shall only be removed when the Town is satisfied that there is sufficient water to service the development and a site plan has been approved for the property. | |

24.109 Notwithstanding the provisions of Section 12.2 of this By-law, the following regulations shall apply to the lands described as Lot 5, Registered Plan 256:

Permitted Uses

A row house dwelling with all units facing a public street.

A home occupation in accordance with Section 5 hereof.

Regulations for a row house dwelling with all units facing a public street

- | | | |
|----|--|-----------------------------------|
| 1) | Lot Area (minimum) | 180 sq. metres per dwelling unit. |
| 2) | Lot Frontage (minimum) | 5.5 metres per dwelling unit. |
| 3) | Front Yard (minimum) | 6 metres. |
| 4) | Garage Setback from front lot line minimum | 11.0 metres. |
| 5) | Interior Side Yard (minimum)
-north
-south | 1.5 metres.
0.9 metres. |
| 6) | Rear Yard (minimum) | 4.5 metres |
| 7) | Building Height (maximum) | 9.2 metres. |
| 8) | Ground Floor Area (minimum)
- one storey | 90 sq. metres per dwelling unit. |
| | - greater than one storey | 45 sq. metres per dwelling unit." |

PASSED IN OPEN COUNCIL THIS 6TH DAY OF OCTOBER, 1997.

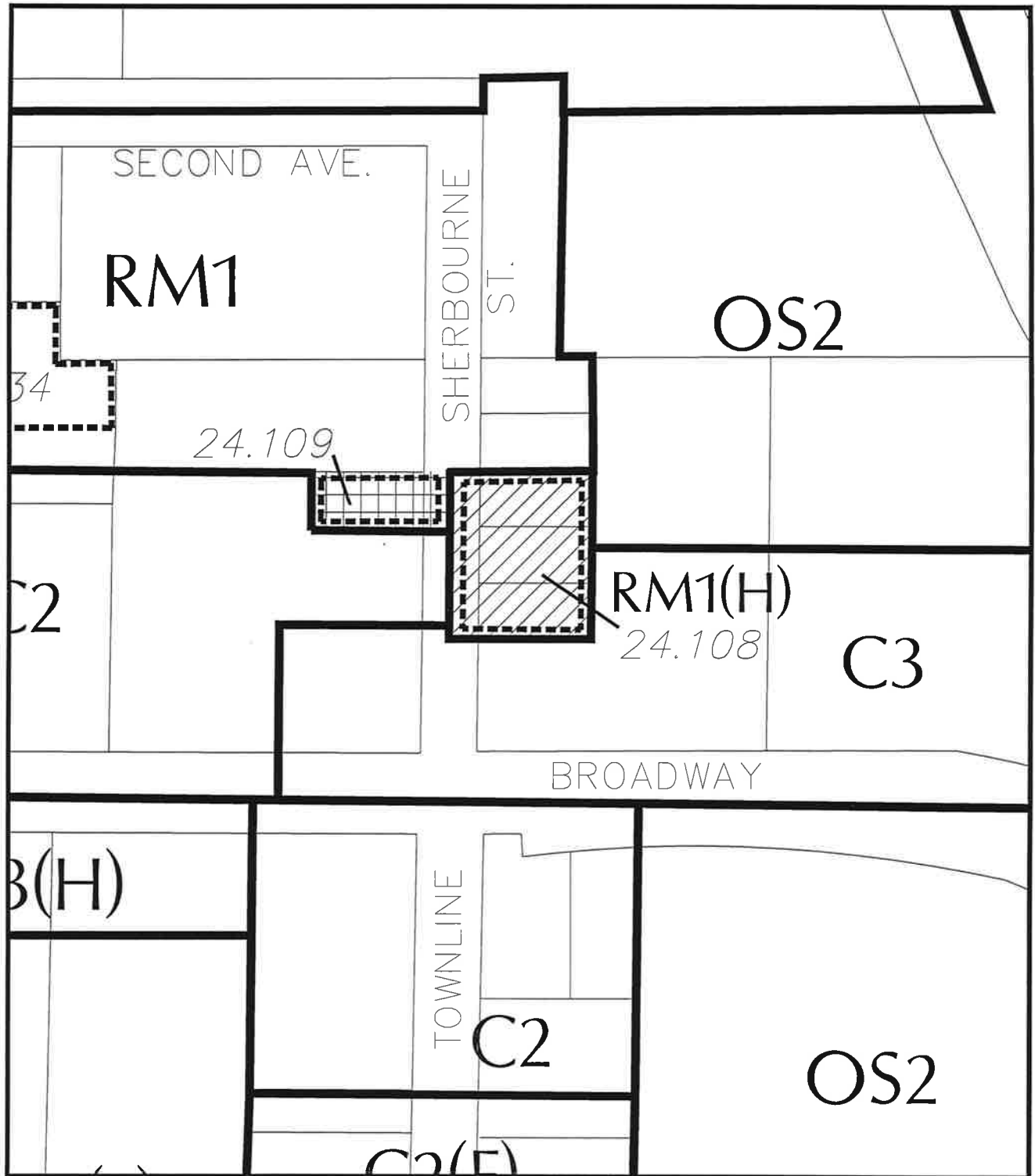
BY-LAW READ A FIRST, SECOND AND THIRD TIME AND PASSED IN OPEN COUNCIL
THIS 6TH DAY OF OCTOBER, 1997.



MARY T. ROSE, MAYOR



LINDA J. DEAN, CLERK



THE CORPORATION OF THE
TOWN OF ORANGEVILLE

SCHEDULE 'A'
TOWN OF ORANGEVILLE
ZONING BY-LAW 22-90





SCHEDULE "A" TO BY-LAW NO. 99.97

PASSED THE 6TH DAY OF OCTOBER 1997

Mary T. Rose
MAYOR

Linda Allan
CLERK

-  LANDS TO BE REZONED FROM HIGHWAY COMMERCIAL (C3) ZONE TO MULTIPLE RESIDENTIAL MEDIUM DENSITY HOLDING (RM1) (H) ZONE, S.P. 24.108
-  LANDS TO BE REZONED FROM NEIGHBOURHOOD COMMERCIAL (C2) ZONE TO MULTIPLE RESIDENTIAL MEDIUM DENSITY (RM1) ZONE, S.P. 24.109

ZONING MAP NO. B4