



**BY-LAW NUMBER 2012-**

**A By-law of The Corporation of the City of Barrie to amend By-law 2009-141, a land use control by-law to regulate the use of land, and the erection, use, bulk, height, location and spacing of buildings and structures in the City of Barrie.**

**WHEREAS** the Council of The Corporation of the City of Barrie deems it expedient to amend By-law 2009-141 to rezone Part of Adam Street, Plan 1, Barrie as closed by RO225705 and Part of Lot 8, north side of Monk Street, Lot 7, south side of Adam Street, Lot 8, south side of Adam Street, Block J, Plan 1, as in SC669154, City of Barrie, County of Simcoe, municipally known as 376 Blake Street from General Commercial (C4) to Residential Multiple Dwelling Second Density (RM2) (SP-479) (H-119);

**AND WHEREAS** the Council of The Corporation of the City of Barrie adopted Motion 12-G-300.

**NOW THEREFORE** the Council of The Corporation of the City of Barrie enacts the following:

1. **THAT** the zoning map is amended to change the zoning of Part of Adam Street, Plan 1, Barrie as closed by RO225705 and Part of Lot 8, north side of Monk Street, Lot 7, south side of Adam Street, Lot 8, south side of Adam Street, Block J, Plan 1, as in SC669154, City of Barrie, County of Simcoe, municipally known as 376 Blake Street from General Commercial (C4) to Residential Multiple Dwelling Second Density (RM2) (SP-479) (H-119) in accordance with Schedule "A" attached to this By-law being a portion of the zoning map.
2. **THAT** notwithstanding the provisions set out in Section 5 of By-law 2009-141, the following special provisions shall apply to a Block/Cluster Townhouse Development in the Residential Multiple Dwelling Second Density (RM2) (SP-479) (H-119) zone:
  - a) a minimum 6 meter wide landscape strip across the full frontage of the property, save and except where the entrance is required;
  - b) a minimum driveway length to each unit of 6.0 meters;
  - c) a minimum internal roadway width of 6.4 meters;
  - d) a maximum density of 45 units per hectare;
  - e) a minimum setback along the right and left yards of 5 meters.
3. **THAT** the (H) symbol that appears on Schedule "A" attached hereto identifies a Holding Zone pursuant to Section 36 of the *Planning Act*, R.S.O. 1990,c.P.13. This indicates that the lands so zoned cannot be used for a purpose permitted by Residential Multiple Dwelling Second Density (RM2) (SP-479) (H-119) until the (H) symbol is removed pursuant to Section 36 of the *Planning Act*. The (H) provision shall be lifted by The Corporation of the City of Barrie upon completion of the following matters to the satisfaction of The Corporation of the City of Barrie:
  - a) The Owner shall provide a solution to access the exit door for the building located at 386 Blake Street through the provision of an easement or the relocation of the exit door to the satisfaction of The Corporation of the City of Barrie.
4. **THAT** the remaining provisions of By-law 2009-141, as amended from time to time, applicable to the above described lands as shown in Schedule "A" to this By-law shall apply to the said lands except as varied by this By-law.

5. **THAT** this By-law shall come into force and effect immediately upon the final passing thereof.

**READ** a first and second time this 17<sup>th</sup> day of December, 2012.

**READ** a third time and finally passed this 17<sup>th</sup> day of December, 2012.

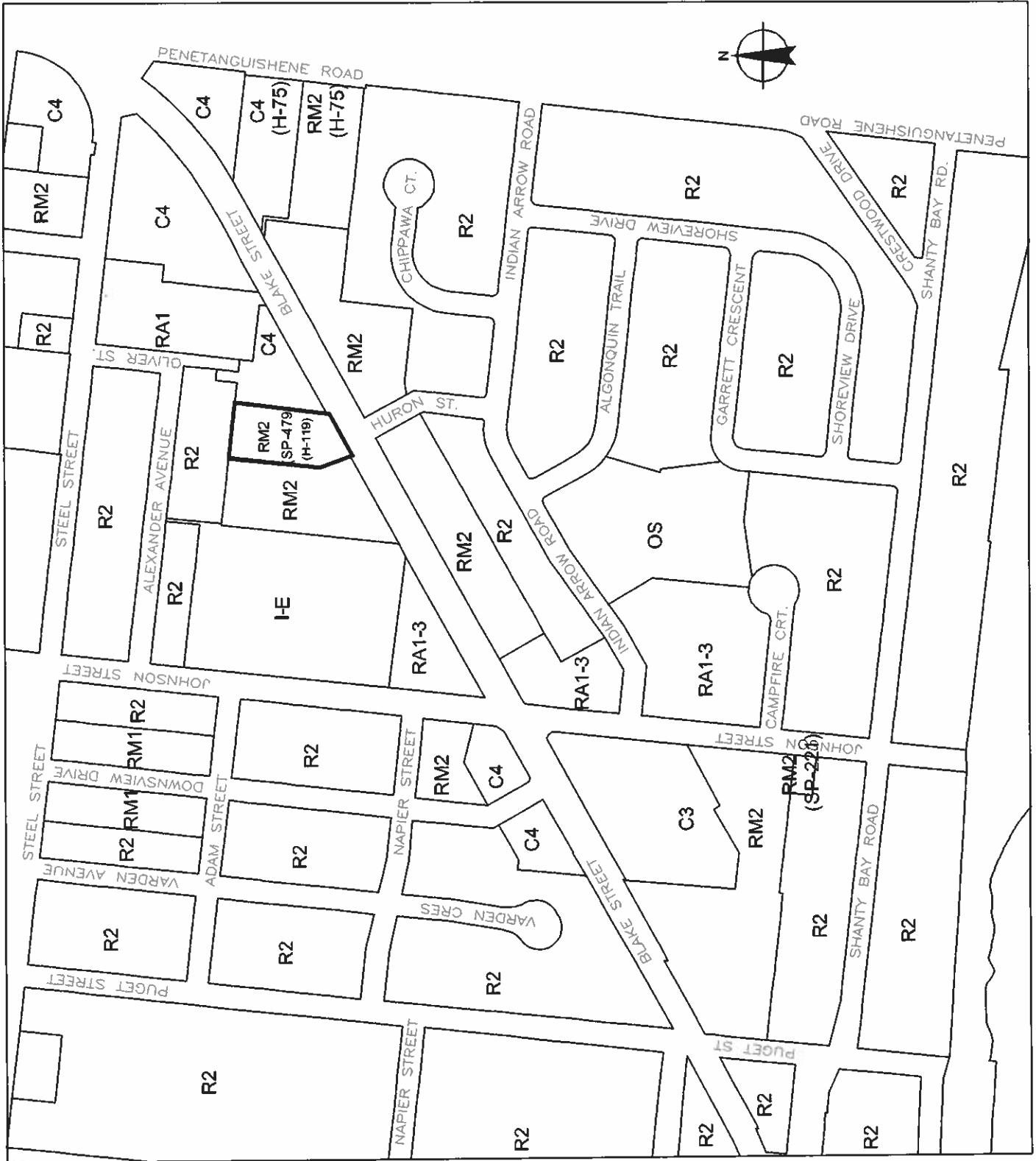
**THE CORPORATION OF THE CITY OF BARRIE**

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**MAYOR – J.R. LEHMAN**

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**CITY CLERK – DAWN A. MCALPINE**



Nov 14, 2012

D14-1539  
376 Blake Street

Schedule "A" to attached By-law 2012-

MAYOR - J.R. LEHMAN

CITY CLERK - DAWN A. MCALPINE