



Bill No. 019

BY-LAW NUMBER 2016-

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 Firstly: Part of Lot 23, Concession 7, Vespra, as in RO395966 and Secondly: Part of Lot 23, Concession 7, Vespra, being Parts 1, 5 & 11 on Plan 51R-19554, City of Barrie, County of Simcoe, municipally known as 298 and 302 Edgehill Drive from Residential Single Detached Dwelling Second Density (R2) and Environmental Protection (EP) to Residential Multiple Dwelling Second Density (RM2) (SP-525) and Environmental Protection (EP);

AND WHEREAS the Council of The Corporation of the City of Barrie adopted Motion 16-G-034.

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 Firstly: Part of Lot 23, Concession 7, Vespra, as in RO395966 and Secondly: Part of Lot 23, Concession 7, Vespra, being Parts 1, 5 & 11 on Plan 51R-19554, City of Barrie, County of Simcoe, municipally known as 298 and 302 Edgehill Drive from Residential Single Detached Dwelling Second Density (R2) and Environmental Protection (EP) to Residential Multiple Dwelling Second Density (RM2) (SP-525) and Environmental Protection (EP) 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 5.3.1 of By-law 2009-141, a front yard setback of 5.5 metres shall be permitted in the Residential Multiple Dwelling Second Density (RM2) (SP-525) zone.
3. **THAT** notwithstanding the provisions set out in Section 5.3.1 of By-law 2009-141, a side yard setback of 1.0 metres shall be permitted along the west side of the Residential Multiple Dwelling Second Density (RM2) (SP-525) zone.
4. **THAT** notwithstanding the provisions set out in Section 5.3.1 of By-law 2009-141, a side yard setback of 1.3 metres shall be permitted along the east side of the Residential Multiple Dwelling Second Density (RM2) (SP-525) zone.
5. **THAT** notwithstanding the provisions set out in Section 5.3.7.1 of By-law 2009-141, a landscape buffer strip abutting a parking area of 2.1 metres along the east side of the Residential Multiple Dwelling Second Density (RM2) (SP-525) zone shall be permitted.
6. **THAT** notwithstanding the provisions set out in Section 5.2.5.1 (a) of By-law 2009-141, a minimum density of 26 units per hectare shall be required and a maximum density of 42 units per hectare in a block/cluster townhouse development shall be permitted in the Residential Multiple Dwelling Second Density (RM2) (SP-525) zone.
7. **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.

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

READ a first and second time this 29th day of February, 2016.

READ a third time and finally passed this 29th day of February, 2016.

THE CORPORATION OF THE CITY OF BARRIE

MAYOR – J.R. LEHMAN

CITY CLERK – DAWN A. MCALPINE

