

The Corporation of the City of Port Colborne

By-law no. _____

Being a by-law to amend Zoning By-law 6575/30/18 respecting the lands legally known as Part of Lot 25 on Concession 2, on the north side of Killaly Street East, formerly in the Township of Humberstone, now in the City of Port Colborne, Regional Municipality of Niagara, municipally known as 360 Killaly Street East.

Whereas By-law 6575/30/18 is a by-law of The Corporation of the City of Port Colborne restricting the use of land and the location and use of buildings and structures; and

Whereas, the Council of The Corporation of the City of Port Colborne desires amend the said by-law.

Now therefore, and pursuant to the provisions of Section 34 of the *Planning Act*, R.S.O. 1990, The Corporation of the City of Port Colborne enacts as follows:

1. This amendment shall apply to those lands described on Schedule "A" attached to and forming part of this by-law.
2. That the Zoning Map referenced as Schedule "A6" forming part of By-law 6575/30/18 is hereby amended by changing those lands described on Schedule R2 to R4-69.
3. That Section 37 entitled "Special Provisions" of Zoning By-law 6575/30/18, is hereby further amended by adding the following:

R4-69

Notwithstanding the provisions of the Fourth Density Residential (R4) zone, the following regulations shall apply to an Apartment Building:

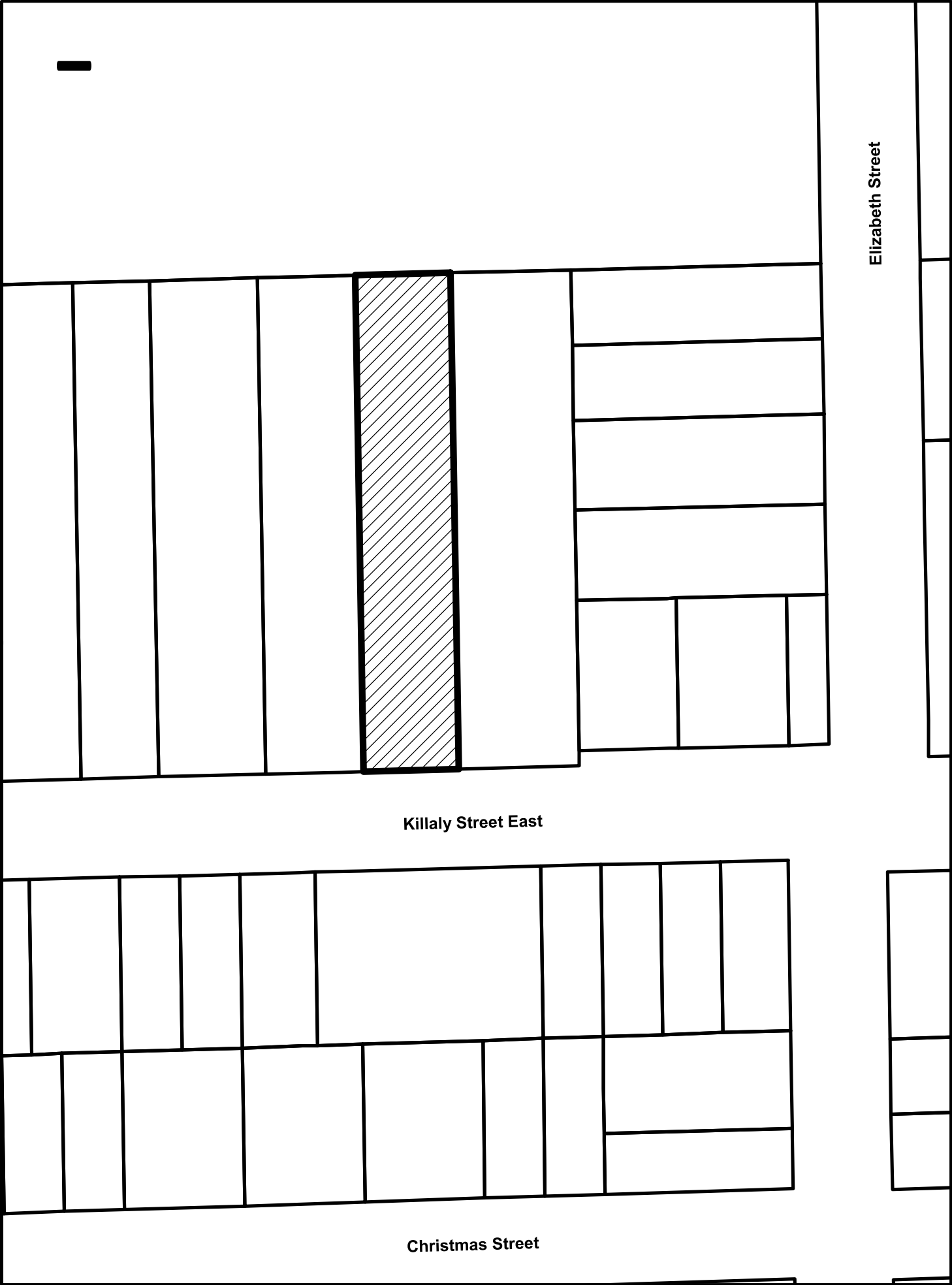
- a) Maximum Height 11 metres
 - b) Minimum Interior Side Yard 1.5 metres
 - c) Minimum Parking Spaces 1 per unit
 - d) Minimum Landscaped Area 20 percent
 - e) That the minimum landscape buffer provisions do not apply to the driveway, and that a 0.94m landscape buffer apply elsewhere on the site.
 - f) That outdoor storage of refuse be permitted to be located in the front yard.
 - g) That a minimum driveway width of 3 metres be permitted for two-way traffic.
4. That this by-law shall come into force and take effect on the day that it is passed by Council, subject to the provisions of the *Planning Act*.
 5. The City Clerk is hereby authorized and directed to proceed with the giving notice of the passing of this by-law, in accordance with the *Planning Act*.


That this by-law shall come into force and take effect on the day that it is passed by Council, subject to the provisions of the *Planning Act*.

Enacted and passed this _____ day of _____, 2022.

William C Steele
Mayor

Nicole Rubli
Acting Clerk



<p>This is Schedule "A" to By-law No _____</p>	<p> - Lands Subject to By-law</p>
<p>Passed _____, 2022</p> <p>_____ Mayor</p> <p>_____ Clerk</p>	<p>April 2022</p> <p>File No. D14-01-22</p> <p>Drawn by: DS - City of Port Colborne Planning Division</p> <p>Not to scale</p>