

THE CORPORATION OF THE TOWN OF ORANGEVILLE

REPEALED BY

BY-LAW NUMBER 70-92 BY-LAW NUMBER

39-93

BEING A BY-LAW TO AMEND ZONING BY-LAW NUMBER 22-90 TO REZONE PROPERTY DESCRIBED AS PART OF THE EAST HALF OF LOT 1, CONCESSION 3, W.H.S. TO RESIDENTIAL THIRD DENSITY (R3) ZONE, RESIDENTIAL THIRD DENSITY HOLDING (R3(H)) ZONE, OPEN SPACE-RECREATION (OS1) ZONE AND OPEN SPACE-CONSERVATION (OS2) ZONE.

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 Zoning Map C4 to By-law No. 22-90, as amended, is further amended by rezoning lands described as (Part of the East Half of Lot 1, Con. 3, W.H.S.) and further identified as Lots A - K inclusive on Schedule "A" attached to and forming part of this by-law, from Residential Third Density (R3) Zone to Residential Third Density (R3) Zone with Special Provisions.
2. That Zoning Map C4 to By-law No. 22-90, as amended, is further amended by rezoning lands described as (Part of the East Half of Lot 1, Con. 3, W.H.S.) and further identified as Lots 1 - 29 inclusive on Schedule "A" attached to and forming part of this by-law, from Development (D) Zone to Residential Third Density Holding (R3(H)) Zone with Special Provisions.
3. That Zoning Map C4 to By-law No. 22-90, as amended, is further amended by rezoning lands described as (Part of the East Half of Lot 1, Con. 3, W.H.S.) and further identified as Block X on Schedule "A" attached to and forming part of this By-law, from Residential Third Density (R3) Zone and Development (D) Zone to Open-Space Recreation (OS1) Zone.
4. That Zoning Map C4 to By-law No. 22-90, as amended, is further amended by rezoning lands described as (Part of the East Half of Lot 1, Con. 3, W.H.S.) and further identified as Block Z on Schedule "A" attached to and forming part of this By-law, from Development (D) Zone to Open-Space Conservation (OS2) Zone.
5. Zoning Map C4 to By-law 22-90 is further amended by adding "Special Provision 24.70", "Special Provision 24.71" and "Special Provision 24.72", as shown on Schedule "A" attached.

6. Section 24, Special Provisions, of By-law 22-90, is hereby amended by adding the following Special Provisions:

"24.70

Notwithstanding the provisions of the Residential Third Density (R3) Zone on lands described as Part of the East Half of Lot 1, Concession 3, W.H.S., the following special provisions shall apply:

- a) Interior Sideyard (minimum)
 - on both sides of the dwelling 1.2 metres
- b) Ground Floor Area (minimum)
 - one storey 85.0 square metres
 - two storeys 44.0 square metres"

"24.71

Notwithstanding the provisions of the Residential Third Density Holding (R3(H)) Zone on lands described as Part of the East Half of Lot 1, Concession 3, W.H.S., the following special provisions shall apply, following removal of the Holding '(H)' symbol:

- a) Interior Sideyard (minimum)
 - on both sides of the dwelling 1.2 metres
- b) Ground Floor Area (minimum)
 - one storey 85.0 square metres
 - two storeys 44.0 square metres"

"24.72

Notwithstanding the provisions of the Residential Third Density Holding (R3(H)) Zone on lands described as Part of the East Half of Lot 1, Concession 3, W.H.S., the following special provisions shall apply, following removal of the Holding '(H)' symbol:

- a) Interior Sideyard (minimum)
 - on both sides of the dwelling 1.0 metres
- b) Ground Floor Area (minimum)
 - one storey 85.0 square metres
 - two storeys 44.0 square metres"

7. No person shall use any part of the lands as shown on Schedule "A" or erect, alter, or use any building or structure for any purpose permitted in the Residential Third Density Holding R3(H) Zone of By-law 22-90, until the Holding '(H)' symbol has been removed by By-law. In the interim the uses and provisions of the Development (D) Zone shall be permitted and shall apply within the R3(H) Zone.

8. The Holding (H) Symbol on the property shall only be removed when the Town is satisfied that there is sufficient water supply and Water Pollution Control Plant capacity to accommodate the development.

9. This By-law shall take effect from the date of its passage by Council and shall come into force either upon approval by the Ontario Municipal Board or upon compliance with Subsection 34 (19) of the Planning Act, S.O., 1983.

PASSED IN OPEN COUNCIL THIS 14th DAY OF SEPTEMBER A.D., 1992

Ann E. Armstrong
CLERK

Mary T. Rose
HEAD OF COUNCIL

BY-LAW READ A FIRST AND SECOND TIME THIS 14th DAY OF SEPTEMBER
A.D., 1992.

BY-LAW READ A THIRD TIME THIS 14th DAY OF SEPTEMBER A.D.,
1992.

