

THE CORPORATION OF THE TOWN OF LASALLE

BY-LAW NUMBER 7998

Being a by-law to amend Zoning by-law

No. 5050, the Town's Comprehensive

Zoning By-law, as amended.

WHEREAS authority is granted under Section 34 of the Planning Act, R.S.O. 1990, and amendments thereto, to the Council of the Town of LaSalle to pass this By-law;

AND WHEREAS this by-law conforms with the Official Plan in effect for the Town of LaSalle, as amended;

NOW THEREFORE THE CORPORATION OF THE TOWN OF LaSALLE BY ITS COUNCIL ENACTS AS FOLLOWS:

1. Schedule "C", Map 02, of By-law 5050, as amended, is hereby further amended by changing the zone classification on those lands depicted on Schedule "A" attached hereto and forming part of this by-law Town Centre Commercial Holding Zone "C4(h)" to a Town Centre Commercial (C4-13) Zone.
2. Section 14, Town Centre Commercial (C4-13) Zone Regulations, of By-law No. 5050, as amended,
 - a) "14.3.13 Defined Area C4-13
Zone Provisions
 - i) A side yard width of 1.8 metres where the yard abuts the southerly lot line.
 - ii) A buffer strip with a minimum width of 1.3 metres where the yard abuts the southerly lot line.
3. This by-law shall take effect from the date of passing by Council and shall come into force in accordance with Section 34 of the Planning Act, R.S.O. 1990.

READ a first and second time and FINALLY PASSED on April 11, 2017.

1st Reading - April 11, 2017

2nd Reading - April 11, 2017

3rd Reading - April 11, 2017

Mayor

Clerk

SCHEDULE "A"

Concession 2, Part of Lot 40

Roll No. - 220-037-00

Town of LaSalle



Town Centre Commercial Holding Zone "C4(h)" to a Town Centre Commercial (C4-13) Zone

This is Schedule "A" to By-law No. 7998

Passed on April 11, 2017

Signed

Mayor

Clerk

EXPLANATORY NOTE

Concession 2, Part of Lot 40

This zoning by-law amendment affects approximately 0.4 of land located on the south corner of Malden Road and Wyoming Street.

The subject land is being rezoned from Town Centre Commercial Holding Zone "C4(h)" to a Town Centre Commercial (C4-13) Zone

This by-law amendment will This rezoning at this location will allow a new retail store to be constructed, with a reduced side yard setback of 1.8 metres where the yard abuts the southerly lot line and a reduced buffer strip of 1.3 metres where the yard abuts the southerly lot line. This property is subject to site plan control, and a site plan control agreement will be entered into and registered on title to address matters related as on-site parking, lighting, landscaping, vehicular and pedestrian circulation, noise attenuation, signage and refuse disposal.

KEY MAP



Town Centre Commercial Holding Zone "C4(h)" to a Town Centre Commercial (C4-13) Zone

FORM 1

THE PLANNING ACT, R.S.O. 1990

**NOTICE OF THE PASSING OF A ZONING BY-LAW AMENDMENT BY
THE CORPORATION OF THE TOWN OF LASALLE**

TAKE NOTICE that the Council of the Town of LaSalle has passed By-law # 7998 on the 11th day of April, 2017 under Section 34 of the Planning Act, R.S.O. 1990.

AND TAKE NOTICE that only individuals, corporations and public bodies may appeal a zoning by-law amendment to the Ontario Municipal Board. An unincorporated association or group may not file a notice of appeal. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

An appeal to the Ontario Municipal Board in respect of the by-law may be complete by filing with the Clerk of the Town of LaSalle not later than 3rd day of May, 2017 an appellant form must be completed and be accompanied by a certified cheque or money order in the amount of \$125.00 made payable to the Minister of Finance, Province of Ontario. A copy of the appellant form is available online at www.omb.gov.on.ca or at our planning department.

An explanation of the purpose and effect of the by-law describing the lands to which the by-law applies and a key map showing the location of the lands to which the by-law applies are attached. The complete by-law and any associated information are available for inspection in my office during regular office hours.

DATED at the Town of LaSalle, this the 13th day of April, 2017.

**Clerk
Town of LaSalle
5950 Malden Road
LaSalle, Ontario
N9H 1S4**