

# THE CORPORATION OF THE TOWN OF KINGSVILLE

## BY-LAW 72 - 2019

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### Being a By-law to amend By-law No. 1-2014, the Comprehensive Zoning By-law for the Town of Kingsville

**WHEREAS** By-law No. 1-2014 is the Town's Comprehensive Zoning By-law to regulate the use of land and the character, location and use of buildings and structures in the Town of Kingsville;

**AND WHEREAS** the Council of the Corporation of the Town of Kingsville deems it expedient and in the best interest of proper planning to further amend By-law No. 1-2014 as herein provided;

**AND WHEREAS** there is an Official Plan in effect in the Town of Kingsville and this By-law is deemed to be in conformity with the Town of Kingsville Official Plan;

### **NOW THEREFORE THE COUNCIL FOR THE CORPORATION OF THE TOWN OF KINGSVILLE ENACTS AS FOLLOWS:**

1. That Subsection 6.1.1 e) RESIDENTIAL ZONE 1 URBAN (R1.1) EXCEPTIONS is amended with the addition of the following new subsection:

#### **6.1.1.28 'Residential Zone 1 Urban Exception 28 (R1.1-28)'**

For lands shown as R1.1-28 on Map 72 Schedule "A" of this By-law.

- a) ***Permitted Uses***  
Those uses permitted under Section 6.1 Residential Zone 1 Urban (R1.1).
  - b) ***Permitted Buildings and Structures***
    - i) Those *buildings and structures permitted* in Section 6.1
    - ii) *Buildings and structures accessory to the permitted uses.*
  - c) ***Zone Provisions***  
All lot and building requirements shall be in accordance with the following:
    - i. Provisions of the (R1.1) Section 6.1 shall apply to the lands Zoned (R1.1-28);
    - ii. Notwithstanding the Zone provisions of Section 6.1, the following additional provisions shall apply to lands Zoned (R1.1-28):
      - a) Minimum Rear Yard – 1.5m;
      - b) Minimum Exterior Side yard – 2.0m.
2. Schedule "A", Map 72 of By-law 1-2014 are hereby amended by changing the zone symbol on an approximately 276.9 sq m (0.07 ac) portion of land, known municipally as 87 Main Street, in Part of Lot 1, Concession 1, as shown on Schedule 'A' in cross-hatch attached hereto from 'Residential Zone 1 Urban (R1.1)' to 'Residential Zone 1 Urban Exemption 14 (R1.1-14)'.
  3. Schedule "A", Map 72 of By-law 1-2014 are hereby amended by changing the zone symbol on an approximately 731.8 sq m (0.18 ac) portion of land, known municipally as 17 Spruce Street, in Part of Lot 1, Concession 1, as shown on Schedule 'A' in line-hatch attached hereto from 'Residential Zone 1 Urban (R1.1)' to 'Residential Zone 1 Urban Exemption 28 (R1.1-28)'.

4. This by-law shall come into force and 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 Chapter P.13, as amended.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS  
22<sup>nd</sup> DAY OF JULY, 2019.**

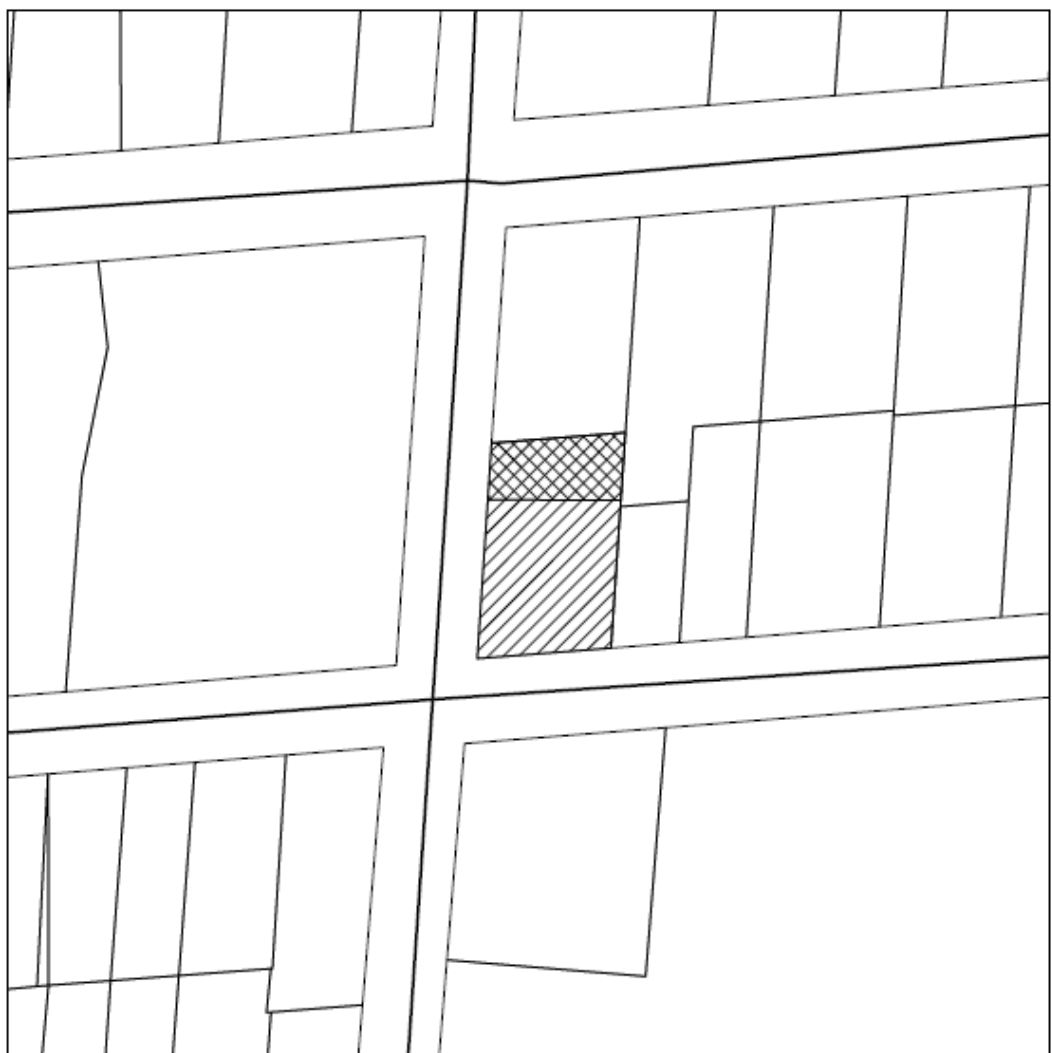
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**MAYOR, Nelson Santos**

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**CLERK, Jennifer Astrologo**

Schedule A



**87 MAIN STREET E**  
**PART OF LOT 1, CONCESSION 1**  
**ZBA/09/19**

0 10 20 40 60 80 Meters

-  Schedule "A", Map 72 of By-law 1-2014 is hereby amended by changing the zone symbol as shown on Schedule 'A' in cross-hatch attached hereto from 'Residential Zone 1 Urban (R1.1)' to 'Residential Zone 1 Urban Exemption 14 (R1.1-14)'.
-  Schedule "A", Map 72 of By-law 1-2014 is hereby amended by changing the zone symbol as shown on Schedule 'A' in line-hatch attached hereto from 'Residential Zone 1 Urban (R1.1)' to 'Residential Zone 1 Urban Exemption 28 (R1.1-28)'.