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Date: November 3, 2017

To: Mayor and Council

Author: Robert Brown, H. Ba, MCIP, RPP
Manager, Planning Service

RE: Housekeeping Amendment to Comprehensive Zoning By-law,
Amendment of Existing Zoning on Property Located at
32 Prince Albert St. S.

Report No.: PDS 2017-048

AIM

To provide the Mayor and Council with information regarding a necessary housekeeping amendment to correct a zoning error as a result of the consolidation of the former Gosfield South, Gosfield North and Town of Kingsville by-laws.

BACKGROUND

At the October 23rd meeting Council was provided with the details of a number of zoning errors involving properties with existing apartment dwellings and how the zoning of those properties had been incorrectly transferred. The property at 32 Prince Albert St. S was included in that report however, the notice of public meeting noted 32 Prince Albert St. N in error as such consideration of the zoning amendment specific to that property was deferred until notice was recirculated with the correct address referenced.

DISCUSSION

The notice of public meeting was recirculated to the property owners within 120 m as per the Planning Act with the correct address.

Provincial Policy Statement/County Official Plan/Kingsville Official Plan

There are no issues raised as a result of the housekeeping amendment

Zoning By-law

The subject property will be rezoned from the current Residential Zone 3 Urban '(R3.1)' to a site specific Residential Zone 4 Exception 3 '(R4.1-3)' which will restore the uses permitted under the former R3 of the former Kingsville Zoning By-law.

LINK TO STRATEGIC PLAN

There is no direct link to the Strategic Plan

FINANCIAL CONSIDERATIONS

Addition postage was required to recirculate the notice.

CONSULTATIONS

Management was advised of the required change. No concerns have been expressed.

RECOMMENDATION

It is recommended that Council approve zoning amendment application ZBA/21/17 to rezone property located at 32 Prince Albert St. S. from 'Residential Zone 3 Urban (R3.1)' to "Residential Zone 4 Urban Exception 3 (R4.1-3)" and adopt the implementing by-law.

Robert Brown

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Manager, Planning Services

Peggy Van Mierlo-West

Peggy Van Mierlo-West, C.E.T.
Chief Administrative Officer