

**THE CORPORATION OF THE TOWN OF GRIMSBY**

**DRAFT BY-LAW NO. 17-\_\_\_**

**A BY-LAW TO AMEND BY-LAW NO. 14-45, AS AMENDED**

(709-721 Winston Road)

WHEREAS the Council of The Corporation of the Town of Grimsby deems it expedient to amend By-law No. 14-45, as amended.

THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWN OF GRIMSBY ENACTS AS FOLLOWS:

1. Schedule 2A is hereby amended by changing the zoning of the lands identified on Schedule A to this by-law from a RD2.15 to an RD3.\_\_\_ Zone for the single detached dwellings fronting Winston Road, and RM1.\_\_\_ Zone for the semi-detached condominium block with access off North Service Road.
2. Schedule 2B is hereby amended by adding exception numbers \_\_\_ to the lands identified on Schedule B to this by-law.
3. Table 11 is hereby amended by adding site specific policies as identified on Table "A" to this by-law for lands zoned RD3.\_\_\_.
4. Table 11 is hereby amended by addition site specific policies as identified on Table "B" to this by-law for lands zoned RM1.\_\_\_.
5. This by-law shall not come into effect until Official Plan Amendment No. \_\_\_ comes into effect.

Read a first time this \_\_\_ day of \_\_\_\_, 2018.

Read a second and third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

**Table 'A' to By-law No. 18-XX**

Zoning By-law Amendment Application  
709-721 Winston Road, Grimsby

Site Specific	By-law #	Address	Zone	Lot, Building and Structure Exemptions
XXX	18-XX	709-721 Winston Road	RD3	a) Minimum lot area - 535.0 square metres Except Lot 1: 550.0 square metres b) Maximum lot coverage - 35% c) Minimum front yard - 10.0 metres Except Lot 1: 11.66 metres

Table 'B' to By-law No. 18-XX

Site Specific	By-law #	Address	Zone	Lot, Building and Structure
XXX	18-XX	709-721 Winston Road	RM1	a) Minimum Lot Area - 200 square metres Except Lot 22: 170 square metres b) Minimum Exterior Side Yard - 2.5 metres c) Minimum Interior Side Yard - Lot 22: 0.0 metres d) Minimum Lot Frontage - 7.1 metres Except Lot 22: 6.0 metres

Zoning By-law Amendment Application  
709-721 Winston Road, Grimsby



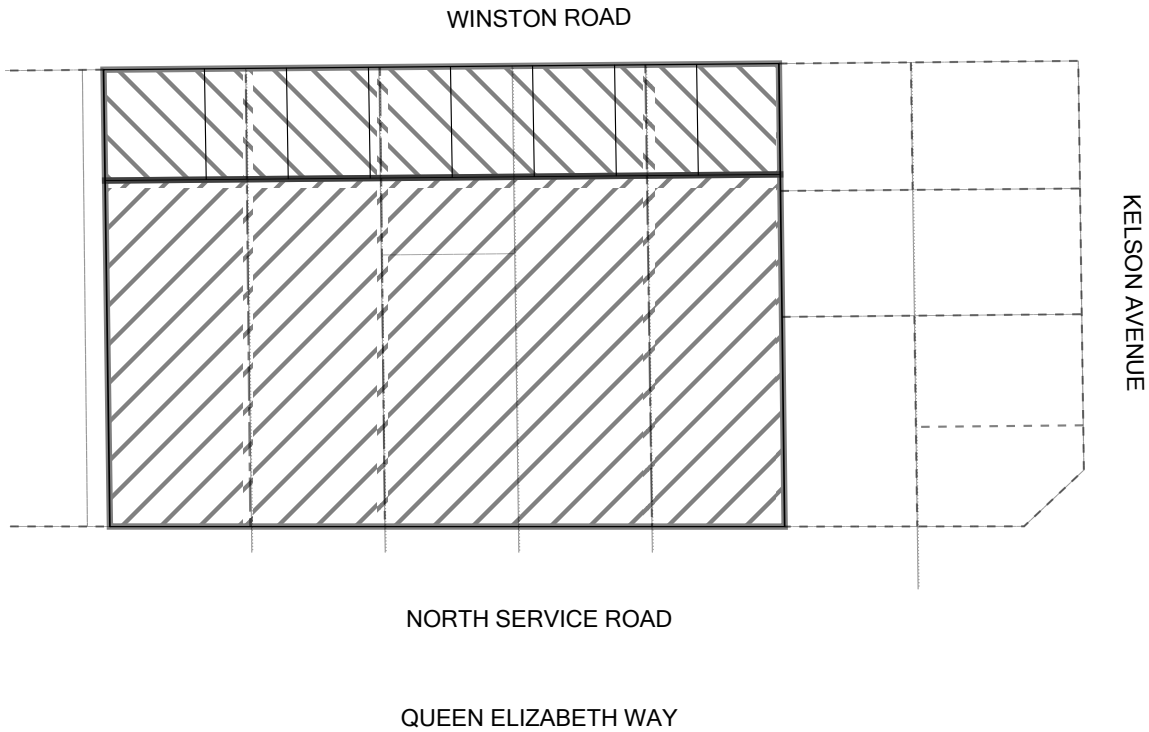
**SUBJECT LANDS**



CHANGE FROM RD2.15 TO  
RD3, ADD EXCEPTION No. \_\_\_\_\_



CHANGE FROM RD2.15 TO  
RM1, ADD EXCEPTION No. \_\_\_\_\_



THIS IS SCHEDULE 'A' TO DRAFT BY-LAW \_\_\_\_\_.

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CLERK

THE CORPORATION OF THE TOWN OF GRIMSBY

SCALE:  
NOT TO SCALE

FILE NUMBER  
\_\_\_\_\_