



NOTICE OF PASSING OF A ZONING BY-LAW THE CORPORATION OF THE TOWN OF GRIMSBY

File Number: 26Z-16-1411

TAKE NOTICE that on **December 13, 2021**, the Council of the Corporation of the Town of Grimsby passed By-law No. 21-89, pursuant to Section 34 of the Planning Act, RSO., 1990.

THE PURPOSE AND EFFECT of By-law No. 21-89 is to change the zoning of the lands shown on Schedule 'A':

1. Zoning amendment of lands from Marine Commercial (MC) to Residential Multiple 3 (RM3), Marine Commercial (MC) to Residential Multiple 1 (RM1), and Marine Commercial (MC) to Open Space (O2).
2. Site specific zoning/exceptions on Table 'A' and Table 'B'.
3. Key Plan showing location on Schedule 'A'.

PUBLIC CONSULTATION on the proposed By-law was provided prior to Council making a decision. As a result of public consultation, the Town received 6 comments at the statutory Public Meeting on October 20, 2015. All comments received were considered as part of Planning Report PA 15-39 and Council's decision-making process, and led to the reduction of proposed units, revised parking layout, and addition of parkland dedication.

A copy of By-law No. 21-89 can be viewed on the Town of Grimsby website at <https://www.grimsby.ca/en/doing-business/planning-notices.aspx>

THE DECISION OF THE COUNCIL OF THE CORPORATION OF THE TOWN OF GRIMSBY IS FINAL IF A NOTICE OF APPEAL IS NOT RECEIVED ON OR BEFORE THE LAST DAY FOR FILING A NOTICE OF APPEAL.

IF YOU WISH TO APPEAL to the Ontario Land Tribunal (OLT) a copy of an appeal form is available from the OLT website at <https://olt.gov.on.ca/appeals-process/forms/>

Only individuals, corporations and public bodies may appeal a by-law to the Ontario Land Tribunal. A Notice of Appeal may not be filed by an unincorporated association or group. 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.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.

A NOTICE OF APPEAL MUST:

- i) Be made in writing to: Sarah Kim, Clerk
Town of Grimsby
PO Box 159, 160 Livingston Avenue
Grimsby, ON L3M 4G3
- ii) Set out the reasons for the appeal, and
- iii) Be accompanied by the fee required by the Ontario Land Tribunal being \$1,100.00 payable to the Ontario Minister of Finance.

Date Mailed: December 16, 2021
Last Day for Filing a Notice of Appeal: January 5, 2022

THE CORPORATION OF THE TOWN OF GRIMSBY
BY-LAW NO. 21-89
A BY-LAW TO AMEND BY-LAW NO. 14-45, AS AMENDED
(15 Lake Street)

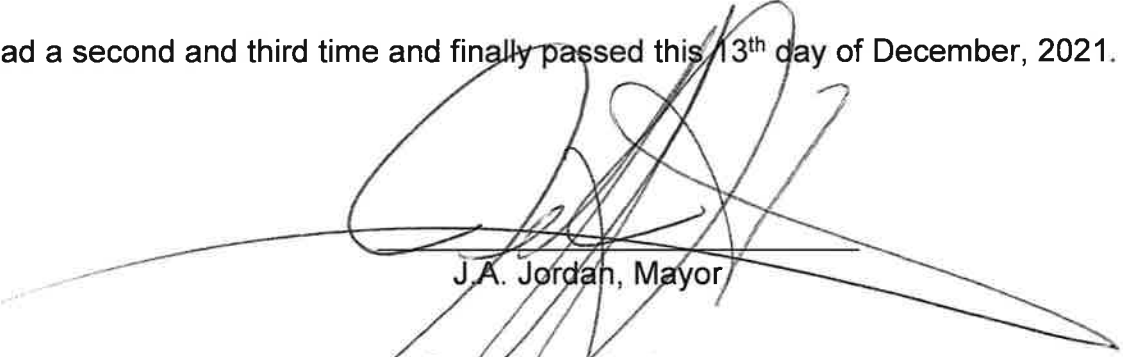
Whereas the Council of the Corporation of the Town of Grimsby deems it expedient to amend Zoning By-law No. 14-45, as amended;

Therefore, the Council of the Corporation of the Town of Grimsby enacts as follows:

1. Schedule 5-A, of By-law 14-45, is hereby further amended by changing the zoning of the lands from a Marine Commercial (MC) zone on lands shown on Schedule 'A' to this by-law as:
 - a) Area A to a Residential Multiple 3 (RM3) Zone;
 - b) Area B to a Residential Multiple 1 (RM1) Zone; and
 - c) Area D to an Open Space 2 (O2) Zone
2. Schedule 5-B, of By-law 14-45, is hereby further amended by adding on lands shown on Schedule 'A' to this by-law as:
 - a) Area A as Site Specific Exception 361;
 - b) Area B as Site Specific Exception 362; and
 - c) Area C as Site Specific Exception 363
3. Table 12: Permitted Use, Lot, Building and Structure Exceptions of By-law No. 14-45, as amended is hereby further amended by adding the Site Specific Exceptions in Table 'A' to this by-law.
4. Table 18: Permitted Use, Lot, Building and Structure Exceptions of By-law No. 14-45, as amended is hereby further amended by adding the Site Specific Exceptions in Table 'B' to this by-law

Read a first time this 13th day of December, 2021.

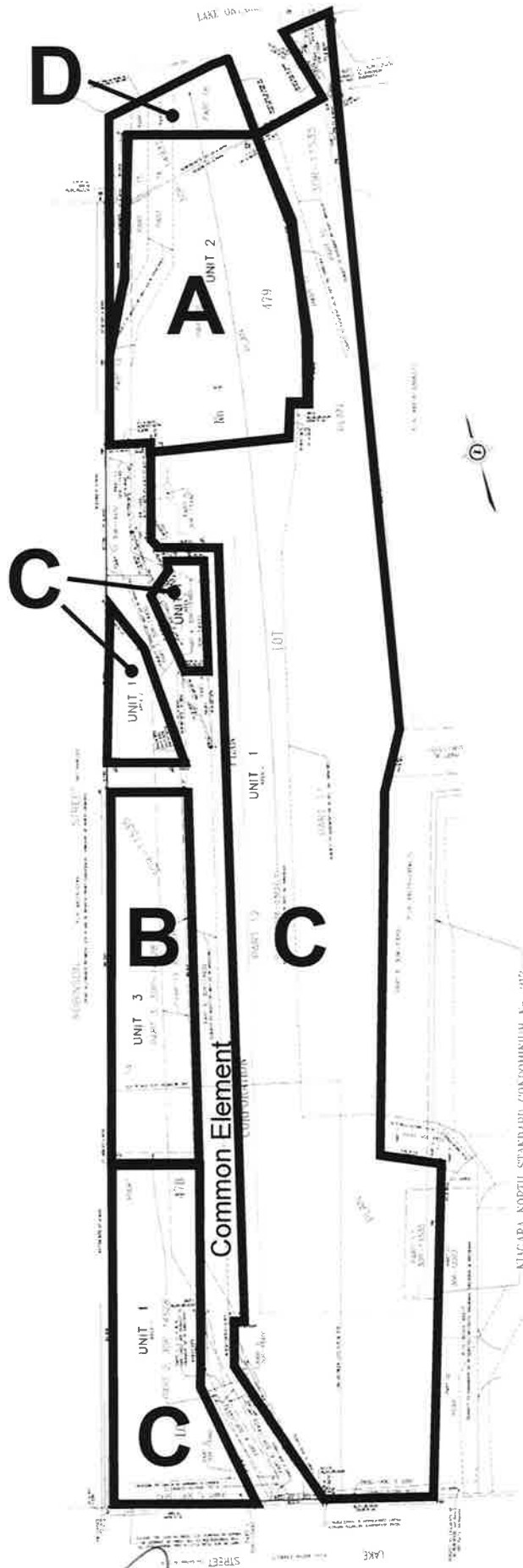
Read a second and third time and finally passed this 13th day of December, 2021.



J.A. Jordan, Mayor



S. Kim, Town Clerk



THIS IS SCHEDULE 'A' TO BY-LAW NO. 21-89
 PASSED THE 13TH DAY OF DECEMBER, 2021

[Signature]

 MAYOR

[Signature]

 CLERK

CORPORATION OF THE TOWN OF GRIMSBY

NOT TO SCALE

FILE: 26Z-16-1411

Table 'A' to By-Law 21-89

Site Sp. #	By-law #	Address	Zone	Lot, Building and Structure Exception
361	21-89	15 Lake Street	RM3	<ul style="list-style-type: none"> a) The Common Element shall be deemed to be a <i>street</i>. b) A minimum lot frontage of 9m shall be required. c) A minimum front yard of 5m shall be required. d) A maximum encroachment of 2m for balcony into required rear yard shall be permitted. e) A maximum of 25 dwelling units shall be permitted. f) A maximum height of 6 storeys shall be permitted.
362	21-89	15 Lake Street	RM1	<ul style="list-style-type: none"> a) The Common Element shall be deemed to be a <i>street</i>. b) The easterly lot line shall be deemed to be the front lot line. c) A minimum rear yard of 4.5m shall be required. d) A minimum front yard of 3.5m shall be required, except that minimum distance between the front lot line and the garage door shall be 6m.

Table 'B' to By-law 21-89

Site Sp. #	By-law #	Address	Zone	Additional Permitted Uses
363	21-89	15 Lake Street	MC	<ul style="list-style-type: none"> a) Accessory residential dwelling units on or above the second storey of the existing building. b) For a marina use, minimum parking requirement shall be 0.6 spaces per boat slip.