



Bill No. 109

BY-LAW NUMBER 2024-

A By-law of The Corporation of the City of Barrie to amend By-law 2009-141, a land use control by-law to regulate the use of land, and the erection, use, bulk, height, location and spacing of buildings and structures in the City of Barrie.

WHEREAS the Council of The Corporation of the City of Barrie deems it expedient to amend By-law 2009-141 to rezone lands described as: Part of Lot 23, Concession 6 and Part 2 on Plan 51R-23415 in the City of Barrie, County of Simcoe, known municipally as: 242 Edgehill Drive and as shown on Schedule "A" to this By-law, 'Residential Single Detached Dwelling Second Density' (R2) to 'Residential Multiple Dwelling Second Density – Townhouse – Special Provision' (RM2-TH)(SP-667);

AND WHEREAS the Council of The Corporation of the City of Barrie adopted Motion 24-G-203.

NOW THEREFORE the Council of The Corporation of the City of Barrie enacts the following:

1. **THAT** the Zoning Map be amended to change the zoning 'Residential Single Detached Dwelling Second Density' (R2) to 'Residential Multiple Dwelling Second Density – Townhouse – Special Provision' (RM2-TH)(SP-667); in Comprehensive Zoning By-law 2009-141, in accordance with Schedule "A" attached to this By-law being a portion of the Zoning Map.
2. **THAT** notwithstanding the provisions set out in Table 5.3 – Residential Standards of Comprehensive Zoning By-law 2009-141, the maximum required Gross Floor Area shall be 85% in the 'Residential Multiple Dwelling Second Density – Townhouse – Special Provision' (RM2-TH)(SP-667) zone.
3. **THAT** the remaining provisions of By-law 2009-141, as amended from time to time, applicable to the above-described lands generally shown on Schedule "A" to this Bylaw, shall apply to the said lands except as varied by this By-law.
4. **THAT** this By-law shall come into force and effect immediately upon the final passing thereof.

READ a first and second time this 2nd day of October, 2024.

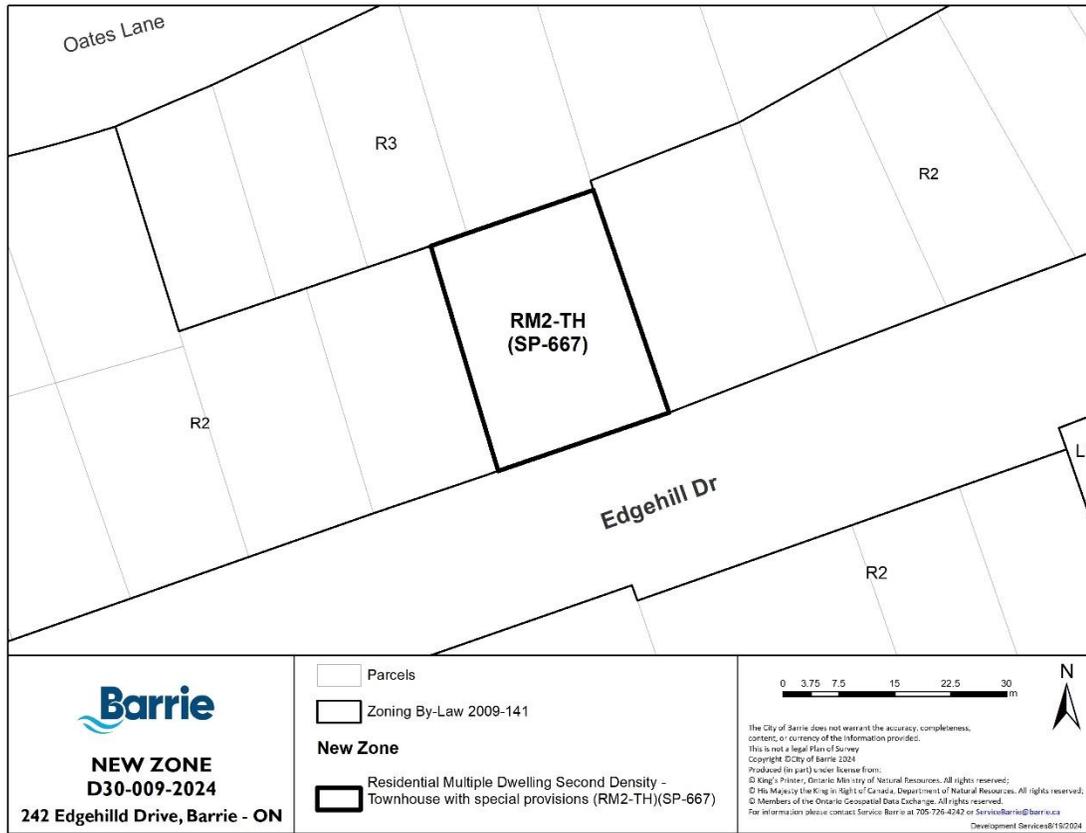
READ a third time and finally passed this 2nd day of October, 2024.

THE CORPORATION OF THE CITY OF BARRIE

MAYOR – ALEX NUTTALL

CITY CLERK – WENDY COOKE

Schedule "A" to attached By-law 2024 -



MAYOR – ALEX NUTTALL

CITY CLERK – WENDY COOKE