



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 2<sup>nd</sup> day of October, 2024.

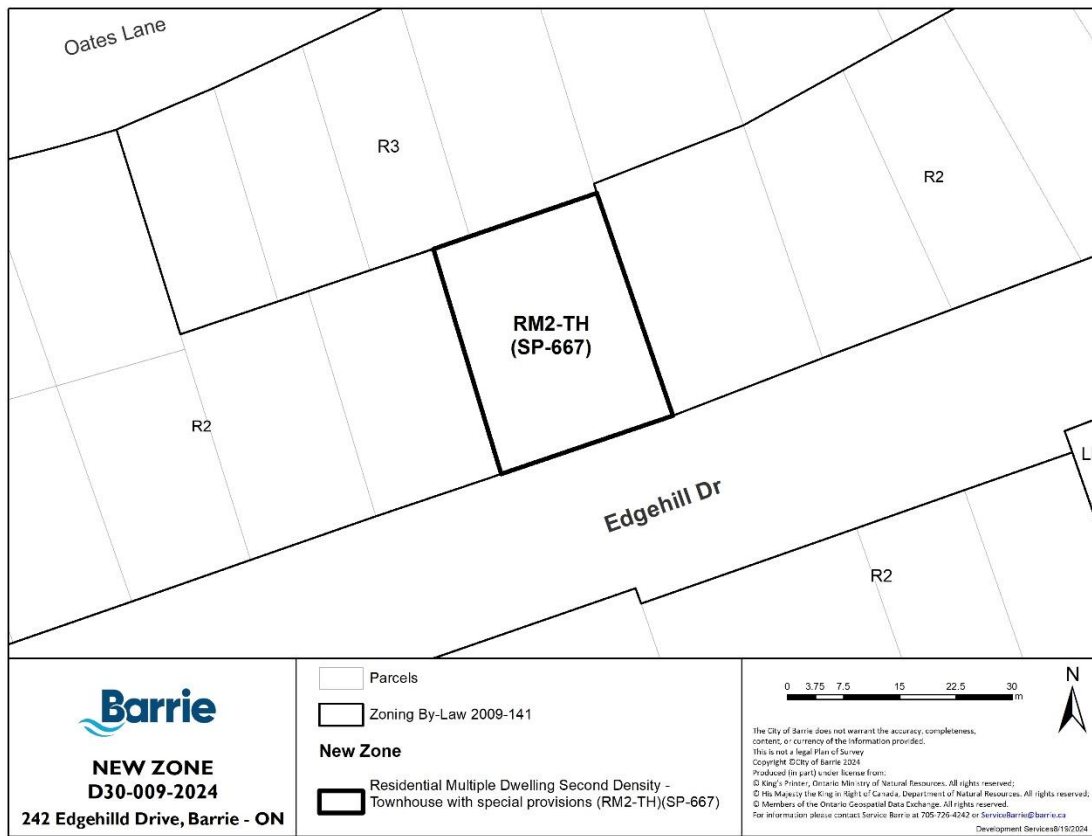
**READ** a third time and finally passed this 2<sup>nd</sup> day of October, 2024.

**THE CORPORATION OF THE CITY OF BARRIE**

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**MAYOR – ALEX NUTTALL**

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**CITY CLERK – WENDY COOKE**

Schedule "A" to attached By-law 2024 -



MAYOR – ALEX NUTTALL

CITY CLERK – WENDY COOKE