Municipality of Middlesex Centre

BYLAW NUMBER 2021-109

Being a by-law to amend the Middlesex Centre comprehensive Zoning By-law number 2005-005 with respect to Plan 673 Lot 21 to 22 (geographic Township of London), Municipality of Middlesex Centre, roll number: 393903405012400.

WHEREAS the Council of the Municipality of Middlesex Centre deems it advisable to amend the Middlesex Centre Comprehensive Zoning By-law 2005-005;

AND WHEREAS this By-law is in conformity with the Middlesex Centre Official Plan;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Municipality of Middlesex Centre enacts as follows:

1. That Zoning Map Schedule 'A', Key Map U-1 to the Middlesex Centre Comprehensive Zoning By-law 2005-005, is hereby amended by changing from the 'Urban Residential First Density (UR1)' zone to the 'Urban Residential Third Density exception 17 with Hold (UR3-17) (h-2)(h-6)' zone in the land drawn in heavy solid lines and identified on Schedule 'A', attached hereto and described as being Plan 673 Lot 21 to 22 (geographic Township of London), Municipality of Middlesex Centre.

2. That Section 10.3 'Exceptions' of the Middlesex Centre Comprehensive Zoning By-law 2005-005 be amended by adding the following subsection:

    "10.3.17

    (a) DEFINED AREA

    UR3-17 as shown on Schedule "A", Key Map U-1

    (b) PERMITTED USES

    > accessory use
    > townhouse dwelling

(c) MINIMUM FRONT YARD SETBACK	15.0 m (49.2 ft)
(d) MINIMUM SIDE YARD SETBACK	5.0 m (16.4 ft) on an interior lot; 0.0 m (0.0 ft) between

	the common wall dividing individual townhouse dwelling units;
(e) MAXIMUM NUMBER OF DWELLING UNITS	four (4) townhouse dwelling units
(f) MAXIMUM HEIGHT	10.0 m (32.8 ft)"

3. This by-law comes into force and takes effect upon the day of passing in accordance with the provisions of Section 34 of the <u>Planning Act</u>, R.S.O 1990, c. P.13.

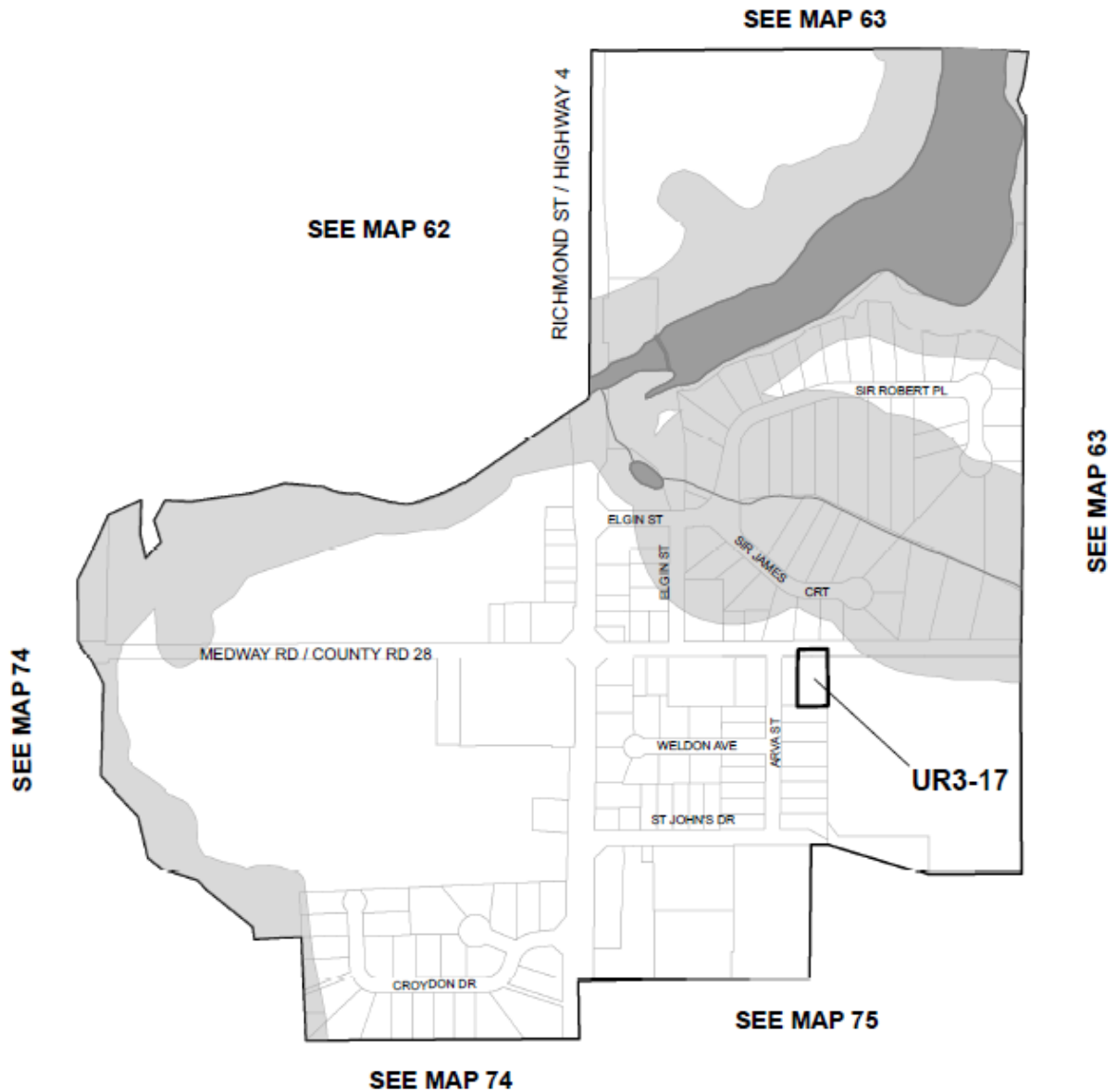**PASSED AND ENACTED** this 24th day of November, 2021.

_____
Aina DeViet, Mayor

_____
James Hutson, Municipal Clerk

MUNICIPALITY OF MIDDLESEX CENTRE

Schedule 'A'

ARVA

SEE MAP 63

SEE MAP 62

RICHMOND ST / HIGHWAY 4

SEE MAP 63

SIR ROBERT PL

ELGIN ST

ELGIN ST

SIR JAMES

CRT

SEE MAP 74

MEDWAY RD / COUNTY RD 28

UR3-17

WELDON AVE

ARVA ST

ST JOHN'S DR

SEE MAP 75

CROYDON DR

SEE MAP 74

SCHEDULE A
KEY MAP: U-1

NOTE: Schedules should be read in conjuction with applicable provisions of the Zoning By-Law.

SCALE 1:7,500

0   100   200   300   400   500
Meters