

**Municipality of Middlesex Centre
By-Law 2024-109**

Being a by-law to amend the Middlesex Centre Comprehensive Zoning By-law number 2005-005 with respect to Concession 1 Part of Lot 7 Part of Lot 8 RP 33R18800 Part of Part 1, and 33M-840 (geographic Township of Lobo), Municipality of Middlesex Centre

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-8 to the Middlesex Centre Comprehensive Zoning By-law 2005-005 is hereby amended by revising the 'Urban Residential First Density exception 36 (UR1-36)', 'Urban Residential First Density exception 37 (UR1-37)' and 'Urban Residential First Density exception 38 (UR1-38)' zones that apply to the land drawn in heavy solid lines and identified on Schedule 'A', attached hereto and described as being Concession 1 Part of Lot 7 Part of Lot 8 RP 33R18800 Part of Part 1, and 33M-840 (geographic Township of Lobo), Municipality of Middlesex Centre.
- 2) That Section 8.3 "Exceptions" be amended by:
 - i) deleting subsection 8.3.36 (c)(iii) and replacing it with the following:

"8.3.36 (c) MINIMUM SIDE YARD SETBACKS
(iii) Exterior side yard for attached garages

2.5 m (8.2 ft) to an attached garage on the side abutting the street provided there is no driveway access from the exterior side yard and provided the wall of the garage is not closer to the exterior side yard than the habitable portion of the dwelling; 6 m (19.7 ft) to an attached garage on the side abutting the street if there is driveway access from the exterior side yard"
 - ii) deleting subsection 8.3.37 (d)(iii) and replacing it with the following:

"8.3.37 (d) MINIMUM SIDE YARD SETBACKS
(iii) Exterior side yard for attached garages

2.5 m (8.2 ft) to an attached garage on the side abutting the street provided there is no driveway access from the exterior side yard and provided the wall of the garage is not closer to the exterior side yard than the habitable portion of the dwelling; 6 m (19.7 ft) to an attached garage on the side abutting the street if there is driveway access from the exterior side yard"
 - iii) deleting subsection 8.3.38 (e)(iii) and replacing it with the following:

"8.3.38 (e) MINIMUM SIDE YARD SETBACKS

(iii) Exterior side yard for attached garages

2.5 m (8.2 ft) to an attached garage on the side abutting the street provided there is no driveway access from the exterior side yard and provided the wall of the garage is not closer to the exterior side yard than the habitable portion of the dwelling; 6 m (19.7 ft) to an attached garage on the side abutting the street if there is driveway access from the exterior side yard”

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

PASSED AND ENACTED this 18th day of December, 2024.

Aina DeViet, Mayor

James Hutson, Municipal Clerk



MUNICIPALITY OF MIDDLESEX CENTRE

ZONING BY-LAW #2005-005

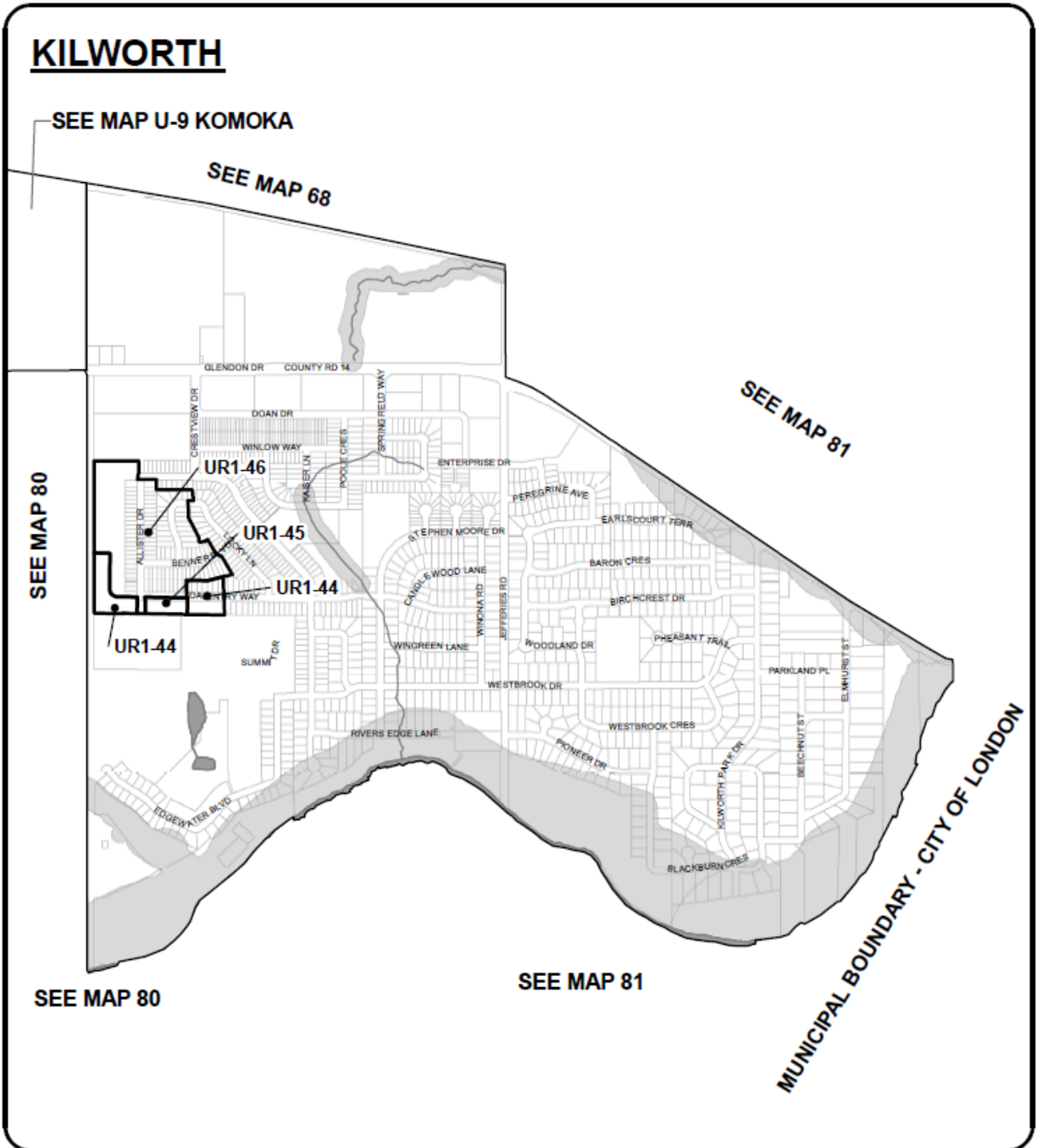
KILWORTH

SEE MAP U-9 KOMOKA

SEE MAP 68

SEE MAP 81

SEE MAP 80



SEE MAP 80

SEE MAP 81

MUNICIPAL BOUNDARY - CITY OF LONDON

SCHEDULE A
KEY MAP: U-8

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

SCALE 1:15,000

