

THE CORPORATION OF THE TOWNSHIP OF KING

BY-LAW NUMBER 2024-XX

A BY-LAW TO AMEND ZONING BY-LAW NUMBER 2017-66

WHEREAS Zoning By-law Number 2017-66, being a By-law to regulate the use of land and the character, location and use of buildings and structures in the Township of King, was passed on the 26th day of June, 2017;

AND WHEREAS authority is granted pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P. 13, to the Council of the Corporation of the Township of King to exercise such powers;

NOW THEREFORE the Council of the Corporation of the Township of King **HEREBY ENACTS AS FOLLOWS:**

That Zoning By-law Number 2017-66, be amended as follows:

- 1) **THAT** the lands subject to this By-law consist of the lands described as PCL 4-1 SEC M1565; LT 4 PL M1565, Township of King, municipally known as 24 Banner Lane, as more particularly shown on Schedules “1” and “2” attached hereto.
- 2) **THAT** Schedules “1” and “2” attached hereto form a part of this By-law.
- 3) **THAT** for the subject lands shown on Schedules “1” and “2” attached hereto, Zoning By-law 2017-66 be amended as follows:
 - a. Changing the zone symbol from “Residential – Single Detached “C” R1C Zone” to “Residential Apartment – Exception Section 6.5.11.X (R4-XX) Zone” for those lands shown on Schedule “1” and Schedule “2” attached hereto.
- 4) **THAT** Section 6.5 of By-law Number 2017-66, as amended be further amended by adding the following subsection:

6.5.11.X Exception re: PCL 4-1 SEC M1565; LT 4 PL M1565 (24 Banner Lane)

Notwithstanding the provisions of Section 3.26(b)(i) and (iii), Section 4.4.3(a), Table 6.3c, the lands delineated as “Residential Apartment – Exception Section 6.5.11.X (R4-XX) Zone” on Schedule “2” of this By-law may be used in accordance with the following provisions:

- i. The minimum interior side yard shall be 2.5m;
- ii. The maximum lot coverage shall be 57%;
- iii. The maximum permitted height shall be 19.0 m;

- iv. Section 3.26(b)(i) shall not apply;
- v. Section 3.26(b)(iii) shall not apply; and,
- vi. A parking aisle shall have a minimum width of 6.0 m.

5) **THAT** Schedule "A6" of Zoning By-law 2017-66 is hereby further amended by changing the zone symbol on the lands described in Section 3 above from "Residential – Single Detached "C" R1C Zone" to "Residential Apartment – Exception Section 6.5.11.X (R4-XX) Zone" as illustrated on Schedule "1" and "2" attached hereto.

6) **THAT** this By-law shall come into force on the day it was passed where no notice of appeal has been filed with the Township Clerk in accordance with the requirements and within the time prescribed under Section 34 (19) of the Planning Act.

READ a FIRST and SECOND time this ___ day of _____, 2024

READ a THIRD time and **FINALLY PASSED** this ___ day of _____, 2024

Steve Pellegrini, Mayor

Denny Timm, Manager of
Legislative Services and Town
Clerk

THIS IS SCHEDULE "1" TO BY-LAW NO. 2024-XX

PCL 4-1 SEC M1565; LT 4 PL M1565

(24 Banner Lane)

TOWNSHIP OF KING

REGIONAL MUNICIPALITY OF YORK



 **Subject Lands**

THIS IS SCHEDULE "2" TO BY-LAW NO. 2024-XX

PCL 4-1 SEC M1565; LT 4 PL M1565

(24 Banner Lane)

TOWNSHIP OF KING

REGIONAL MUNICIPALITY OF YORK

