

Bill No. 362
2023

By-law No. Z.-1-23_____

A by-law to amend By-law No. Z.-1 to rezone
an area of land located at 1208 Fanshawe
Park Road East

WHEREAS Masar Development Inc. (c/o Abdul Zaro) has applied to rezone an area of land located at 1208 Fanshawe Park Road East, as shown on the map attached to this by-law, as set out below;

AND WHEREAS this rezoning conforms to The Official Plan;

THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. Schedule "A" to By-law No. Z.-1 is amended by changing the zoning applicable to lands located at 1208 Fanshawe Park Road East, as shown on the attached map comprising part of Key Map No. A103, from a Residential R1 (R1-14) Zone to a Residential R5 Special Provision (R5-7(_)) Zone.

2. Section Number 9.4 of the Residential (R5-7) Zone is amended by adding the following Special Provisions:

R5-7 () 1208 Fanshawe Park Road East

a) Regulations:

- | | |
|----------------------------------|------------------------|
| i) Front Yard Depth
(Minimum) | 3.0 metres (9.8 feet) |
| ii) Rear Yard Depth
(Minimum) | 5.0 metres (16.4 feet) |
| iii) Density
(Maximum) | 74 units per hectare |

3. The inclusion in this By-law of imperial measure along with metric measure is for the purpose of convenience only and the metric measure governs in case of any discrepancy between the two measures.

4. This By-law shall come into force and be deemed to come into force in accordance with Section 34 of the *Planning Act, R.S.O. 1990, c. P13*, either upon the date of the passage of this by-law or as otherwise provided by the said section.

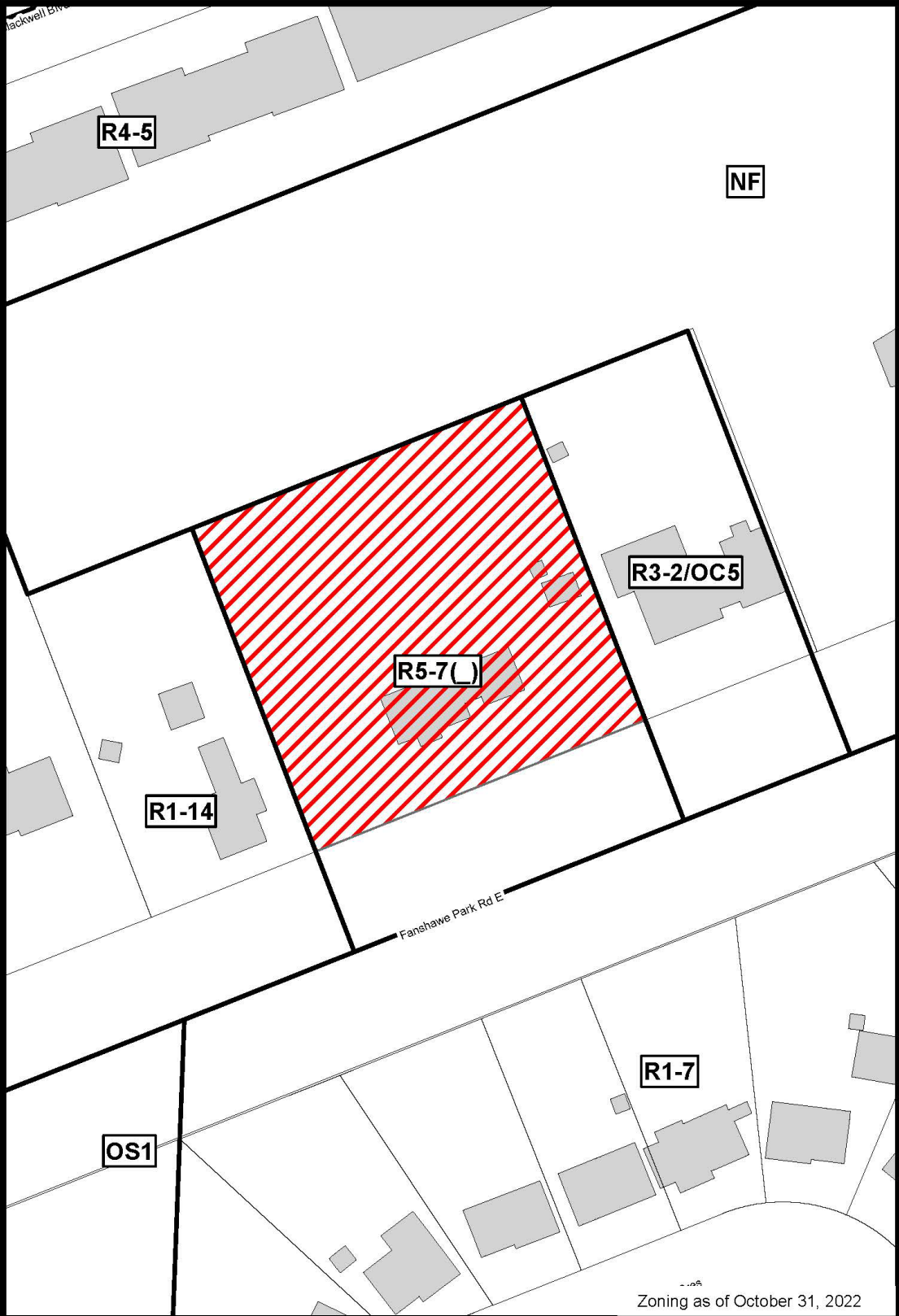
PASSED in Open Council on September 26, 2023, subject to the provisions of PART VI.1 of the *Municipal Act, 2001*.

Josh Morgan
Mayor


Michael Schulthess
City Clerk

First Reading – September 26, 2023
Second Reading – September 26, 2023
Third Reading – September 26, 2023

AMENDMENT TO SCHEDULE "A" (BY-LAW NO. Z.-1)



File Number: Z-9539
Planner: MH
Date Prepared: 2023/8/9
Technician: JI
By-Law No: Z.-1-

SUBJECT SITE 

1:800

0 4 8 16 24 32 Meters

