

Bill No. 408  
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 610-620  
Beaverbrook Avenue

WHEREAS Old Oak Properties has applied to rezone an area of land located at 610-620 Beaverbrook Avenue, as shown on the map attached to this by-law, as set out below;

AND WHEREAS upon approval of Official Plan Amendment Number \_\_\_\_ this rezoning will conform 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 610-620 Beaverbrook Avenue, as shown on the attached map comprising part of Key Map No. A106, **FROM** an Urban Reserve (UR1) Zone and a Holding Residential R5 (h\*R5-7) Zone **TO** a Residential R8 Special Provision (R8-4(\_)) Zone.

2. Section Number 12.4 of the Residential R8 Zone is amended by adding the following Special Provisions:

R8-4( )      610-620 Beaverbrook Avenue

a. Regulations

i) Front Yard Depth (minimum): 4.5 metres

ii) Rear Yard Depth (minimum): 5.0 metres

iii) North Interior Side Yard Depth (minimum): 10.0 metres

iv) Height (maximum): 17 metres

v) Landscaped Open Space (minimum): 24%

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.

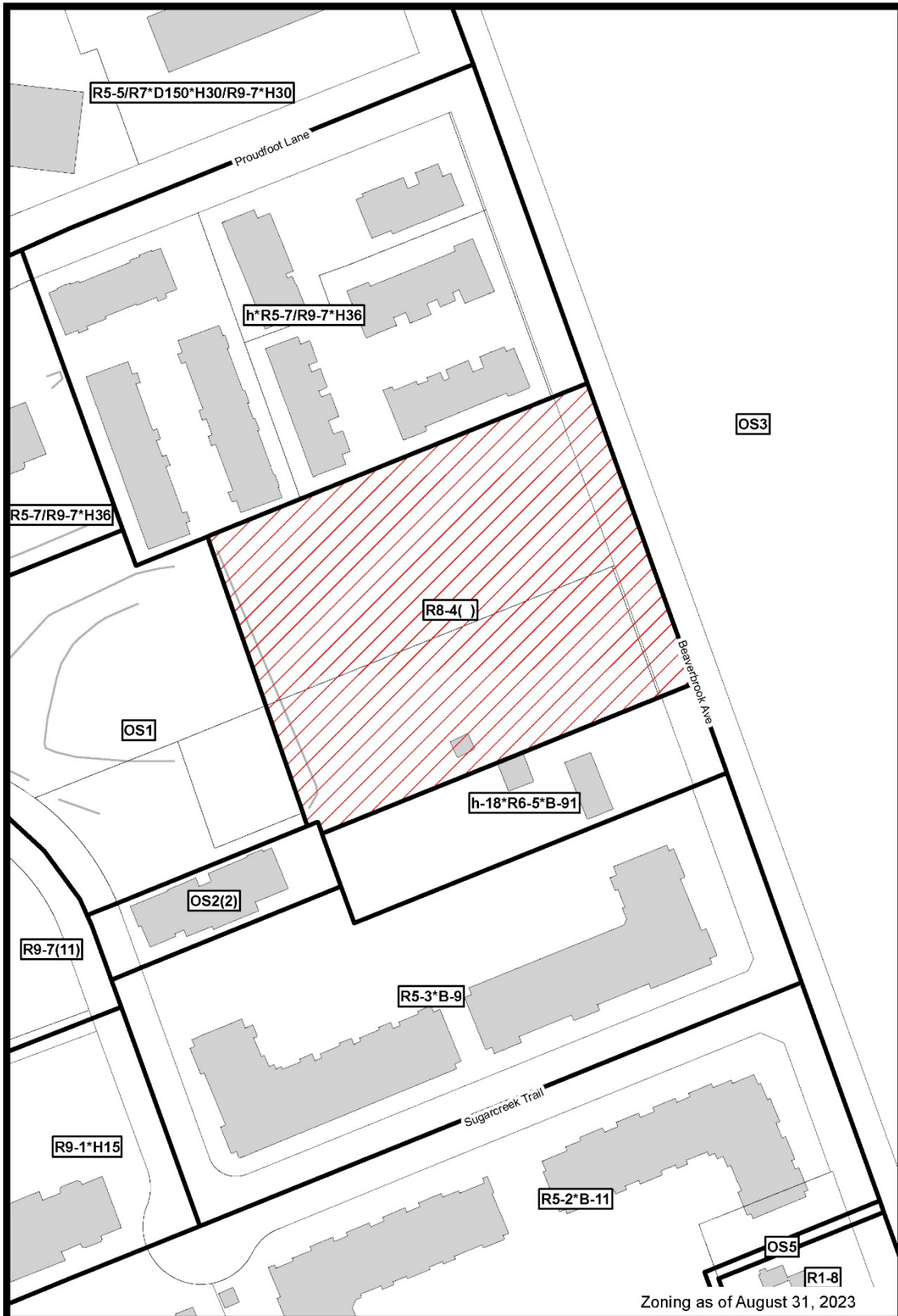
PASSED in Open Council on June 27, 2023, subject to the provisions of PART VI.1 of the *Municipal Act, 2001*.

Josh Morgan  
Mayor


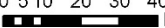

Michael Schulthess  
City Clerk

First Reading – November 7, 2023  
Second Reading – November 7, 2023  
Third Reading – November 7, 2023

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



Zoning as of August 31, 2023

<p>File Number: OZ-9517 Planner: AR Date Prepared: 2023/10/06 Technician: RC By-Law No: Z.-1-</p>	<p>SUBJECT SITE </p> <p>1:1,500</p> <p>0 5 10 20 30 40 Meters </p> <p></p>
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