

Bill No. 366
2015

By-law No. Z.-1-15_____

A by-law to amend By-law No. Z.-1 to rezone an area of land located at 2605-2651 Tokala Trail.

WHEREAS **Horizon Medical Developments** applied to rezone an area of land located at 2605-2651 Tokala Trail, 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;

NOW 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 2605-2651 Tokala Trail, as shown on the attached map comprising part of Key Map No. A101, **from** a Holding Community Facility/Holding Residential R6 Special Provision/Residential R7/Residential R8 (h-95*CF1/h*h-54*h-71*h-95*h-100*R6-5(29)/R7*H15*D75/R8*H15*D75) Zone and a Holding Residential R6 Special Provision/Residential R7/Residential R8 (h*h-54*h-71*h-95*h-100*R6-5(29)/R7*H15*D75/R8*H15*D75) Zone **to** a Holding Office Special Provision (h*h-17*h-54*h-71*h-95*OF5(__)) Zone with a special provision to permit controlled parking through the use of barriers and prescribed fees and a Holding Residential R1 Special Provision/Residential R4 (h*h-17*h-54*h-71*h-95*R1-3(8))/R4-1) Zone.

2. Section Number 19.4 of the Office (OF5) Zone is amended by adding the following Special Provision:

- | | |
|---------|--|
| OF5(__) | 2605-2651 Tokala Trail |
| a) | Permitted Uses |
| i) | Medical/dental Offices |
| b) | Regulations |
| i) | The following regulations apply for all lands zoned OF5(__) |
| ii) | Height 15m (49.2 feet)
(Maximum) |
| iii) | Front Yard Depth 11m (36.1 feet)
(Maximum) |
| iv) | Total Gross Floor Area 5,000m ² (53,820sq.ft.)
for all Office Uses |
| v) | The lot line which abuts an Arterial road shall be interpreted as the front lot line |

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.

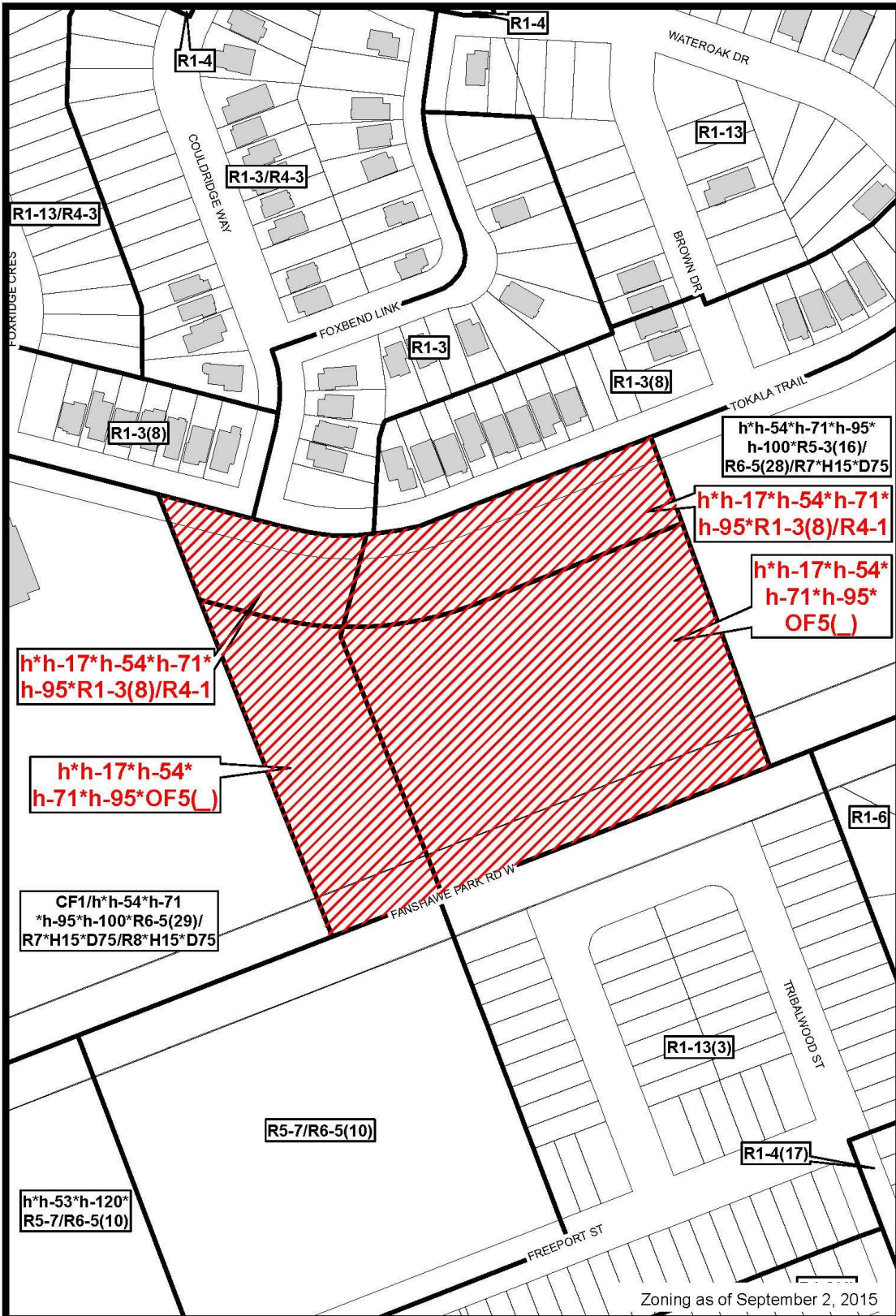
PASSED in Open Council on October 27, 2015.

Matt Brown
Mayor


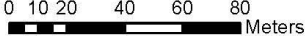

Catharine Saunders
City Clerk

First Reading - October 27, 2015
Second Reading - October 27, 2015
Third Reading - October 27, 2015

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



Zoning as of September 2, 2015

<p>File Number: OZ-8511 Planner: EL Date Prepared: 2015/09/25 Technician: TT By-Law No: Z.-1-</p>	<p>SUBJECT SITE </p> <p>1:2,000</p> <p></p> <p></p>
---	---