

Bill No. 214
2020

By-law No. Z.-1-20_____

A by-law to amend By-law No. Z.-1 to
rezone an area of land located at 584
and 588 Wonderland Road North.

WHEREAS Wasan Holdings Ltd has applied to rezone an area of land located at 584 and 588 Wonderland Road North, as shown on the map attached to this by-law, as set out below;

AND WHEREAS upon approval of Official Plan Amendment Number (number to be inserted by Clerk's Office) 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 584 and 588 Wonderland Road North, as shown on the attached map comprising part of Key Map No. 64 from a Residential R1 (R1-9) Zone to a Restricted Office Special Provision (RO1()) Zone.

2. Section Number 18.4 of the Restricted Office Zone is amended by adding the following Special Provision:

RO1()	584 and 588 Wonderland Road North	
a)	Permitted Use	
i)	One dwelling unit together with office, medical/dental office and/or pharmacy uses.	
b)	Regulations	
i)	Number of parking spaces for all permitted uses (Minimum)	18
ii)	Exterior Side Yard Depth (Minimum)	0m (0ft)
iii)	Parking Area Setback from required road allowance (Minimum)	1.4m (4.5ft)
iv)	Gross floor area for all non-residential uses (Maximum)	390m ² (4,197 sq ft)
v)	Rear Yard Depth and Interior Side Yard Depth for Accessory structure (Minimum)	0.5m (1.6ft)

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.

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.

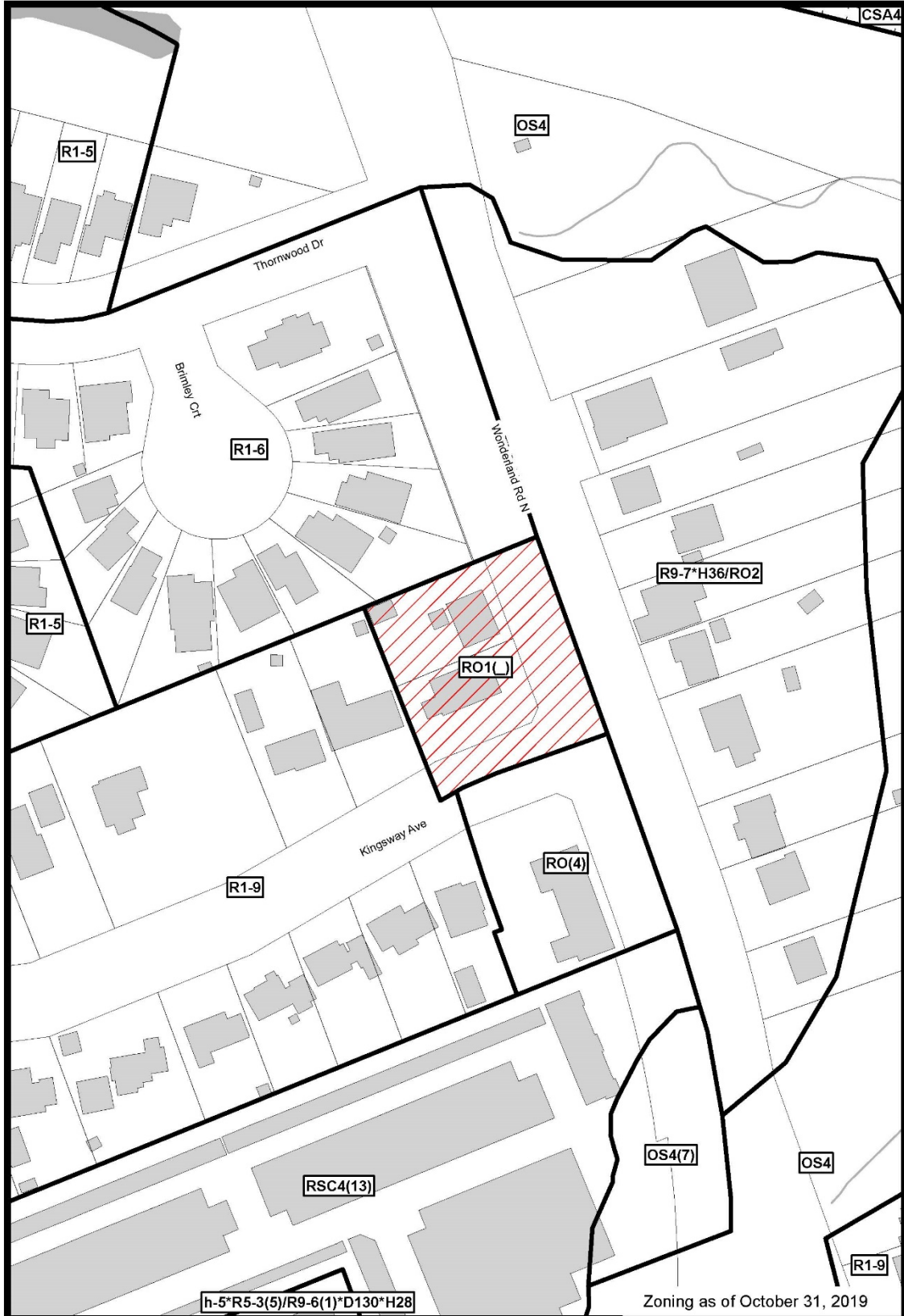
PASSED in Open Council on June 29, 2020.

Ed Holder
Mayor

Catharine Saunders
City Clerk

First Reading – June 29, 2020
Second Reading – June 29, 2020
Third Reading – June 29, 2020

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



Zoning as of October 31, 2019

File Number: OZ-9114

Planner: SW

Date Prepared: 2020/05/27

Technician: RC

By-Law No: Z.-1-

SUBJECT SITE 

1:1,250

0 5 10 20 30 40 Meters

