

Bill No. 333
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 348 Sunningdale Road East.

WHEREAS Westchester Homes Ltd. has applied to rezone an area of land located at 348 Sunningdale 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 348 Sunningdale Road East, as shown on the attached map comprising part of Key Map No. A102, from an Urban Reserve (UR1) Zone to a Holding Residential R5 Special Provision (h-17*R5-3(_)) Zone and an Open Space Special Provision (OS5(_)) Zone.

2. Section Number 9.4 of the Residential R5 (R5-3) Zone is amended by adding the following Special Provision:

R5-3()	348 Sunningdale Road East	
a)	Regulations	
i)	Lot Frontage (Minimum)	11.0 metres (36.1 feet)
ii)	Interior Side Yard Depth (East) (Minimum)	3.2 metres (10.5 feet)
iii)	Interior Side Yard Depth (South) (Minimum)	5.0 metres (16.4 feet)
iv)	Interior Side Yard Depth (West) (Minimum)	3.0 metres (9.84 feet)
v)	Rear Yard Depth (Minimum)	7.5 metres (24.6 feet)
vi)	Landscaped Open Space (Minimum)	35 percent
vii)	Lot Coverage (Maximum)	33.5 percent

3. Section Number 36.4 of the Open Space (OS5) Zone is amended by adding the following Special Provision:

OS5()		
a)	Regulations	
i)	Lot Area (Minimum)	1500 square metres (16,145 square feet)

4. 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.

5. 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.

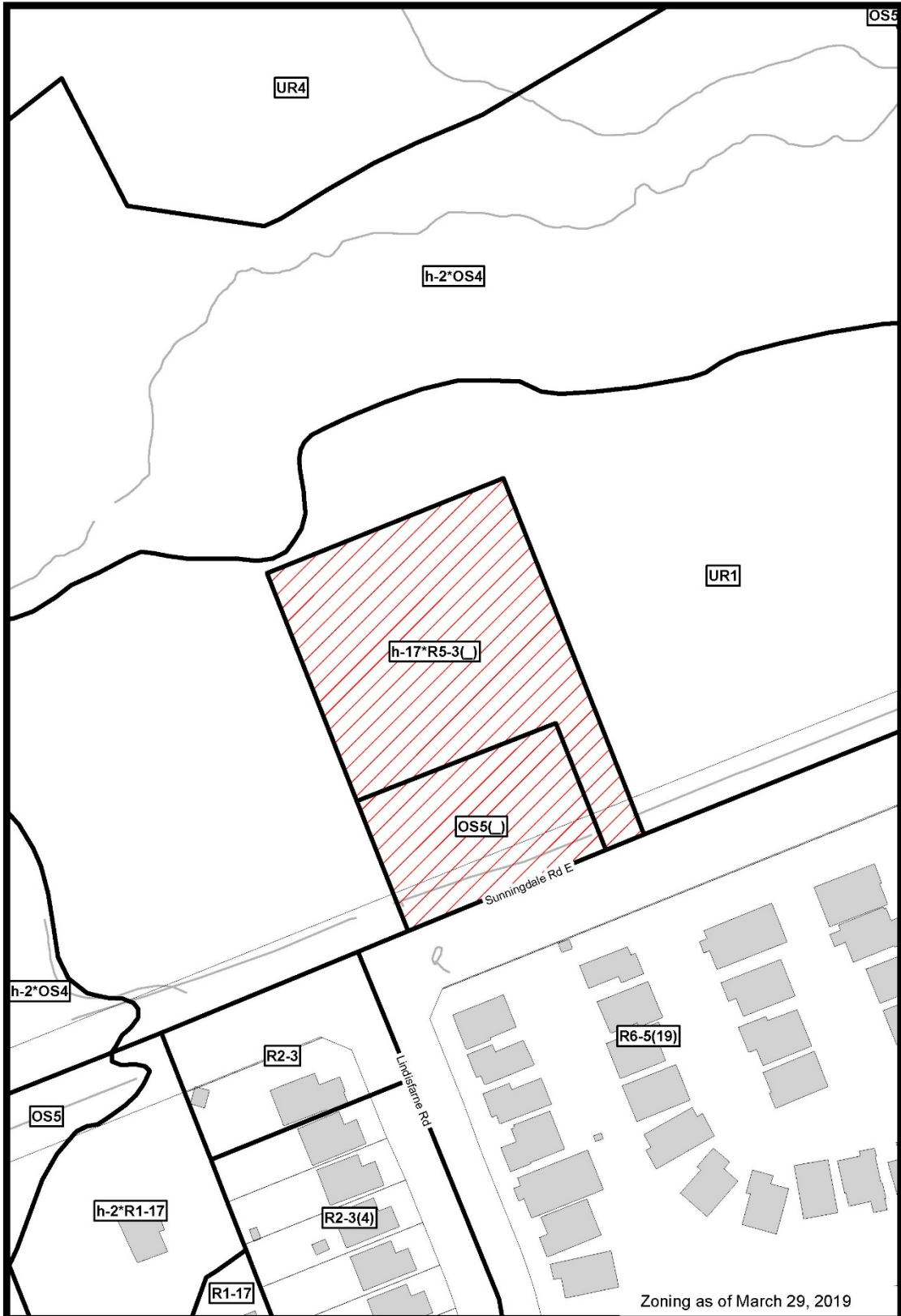
PASSED in Open Council on October 27, 2020.

Ed Holder
Mayor

Catharine Saunders
City Clerk


First Reading – October 27, 2020
Second Reading – October 27, 2020
Third Reading – October 27, 2020

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



Zoning as of March 29, 2019

File Number: Z-9011
Planner: BD
Date Prepared: 2020/09/23
Technician: RC
By-Law No: Z.-1-

SUBJECT SITE 

1:1,250

0 5 10 20 30 40 Meters

