

Bill No. 490
2011

By-law No. Z.-1-112060

A by-law to amend By-law No. Z.-1 to rezone an area of land located at 1780 Commissioners Road West and 1788 Sumac Way.

WHEREAS **Sifton Properties Limited** has applied to rezone an area of land located 1780 Commissioners Road West and 1788 Sumac Way, 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 1780 Commissioners Road West and 1788 Sumac Way, as shown on the attached map, from an Urban Reserve (UR3(1)) Zone to a holding Residential R6 Special Provision (h-140•R6-5(33)) Zone.
2. Section Number 10.4 of the Residential R6 Zone to By-law No. Z.-1 is amended by adding the following Special Provisions:
 - 33) R6-5(33)
 - a) Permitted Uses:
 - i) Single detached dwellings
Semi-detached dwellings
Duplex dwellings
Townhouse dwellings
 - b) Regulations:
 - i) Lot Frontage (Minimum) 18 m (59.06)
 - ii) Lot Area (Minimum) 1.7 hectares (4.2 ac)
3. Section Number 3.8(2) of the Holding Zone Provisions to By-law No. Z.-1 is amended by adding the following holding provision:

kkkkkk) h-140 Purpose: To ensure the orderly development of land and adequate provision of municipal water supply, the holding provision shall not be deleted until such time as the high level water supply is available on Westdel Bourne, and the necessary works to connect this subdivision to high level water servicing has been undertaken, to the satisfaction of the City Engineer.

Permitted Interim Uses: Existing Uses
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 subsection 34(21) of the *Planning Act, R.S.O. 1990, c. P.13*, either upon the date of the passage of this by-law or as otherwise provided by the said subsection.

PASSED in Open Council on November 21, 2011.

Joe Fontana
Mayor

Catharine Saunders
City Clerk

First Reading - November 21, 2011
Second Reading – November 21, 2011
Third Reading - November 21, 2011