

Bill No. 83
2022

By-law No. Z.-1-222

A by-law to amend By-law No. Z.-1 to rezone an area of land located at part of 100 Kellogg Lane.

WHEREAS E & E McLaughlin Ltd. has applied to rezone an area of land located at 100 Kellogg Lane, 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) Section Number 25.4 of the Business District Commercial (BDC2) Zone is amended by repealing the existing Business District Commercial Special Provision (BDC2(12)) Zone and replacing it with the following:
 -) BDC2(12) 100 Kellogg Lane
 - a) Additional Permitted Uses
 - i) Self-Storage Establishments (restricted to basement floor of the existing building)
 - ii) Place of Entertainment
 - iii) Amusement Game Establishments
 - b) Regulations
 - i) Height 15 metres (49.21 feet)
(Maximum)
 - ii) Notwithstanding the provisions of Section 4.19(10) of Zoning By-law No. Z.-1, a minimum of 400 parking spaces is required for the entirety of 100 Kellogg Lane and can be provided in combination with parking spaces on site and lands zoned to permit accessory parking lots in favour of 100 Kellogg Lane.
 - iii) A maximum Gross Floor Area of 8,361m² (89,997ft²) shall be permitted for Office Uses (within existing building), in combination with the Office uses permitted in the LI1(18) zone on 100 Kellogg Lane.
 - iv) A maximum Gross Floor Area of 2,200m² (23,680ft²) shall be permitted for individual Places of Entertainment and Amusement Game Establishments.
 - v) Notwithstanding the provisions of Section 4.18 2) of Zoning By-law No. Z.-1, outdoor patios may be permitted in any yard, at or above grade, but shall be located a minimum of 65 metres from lands owned by the Canadian National Railway.

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.

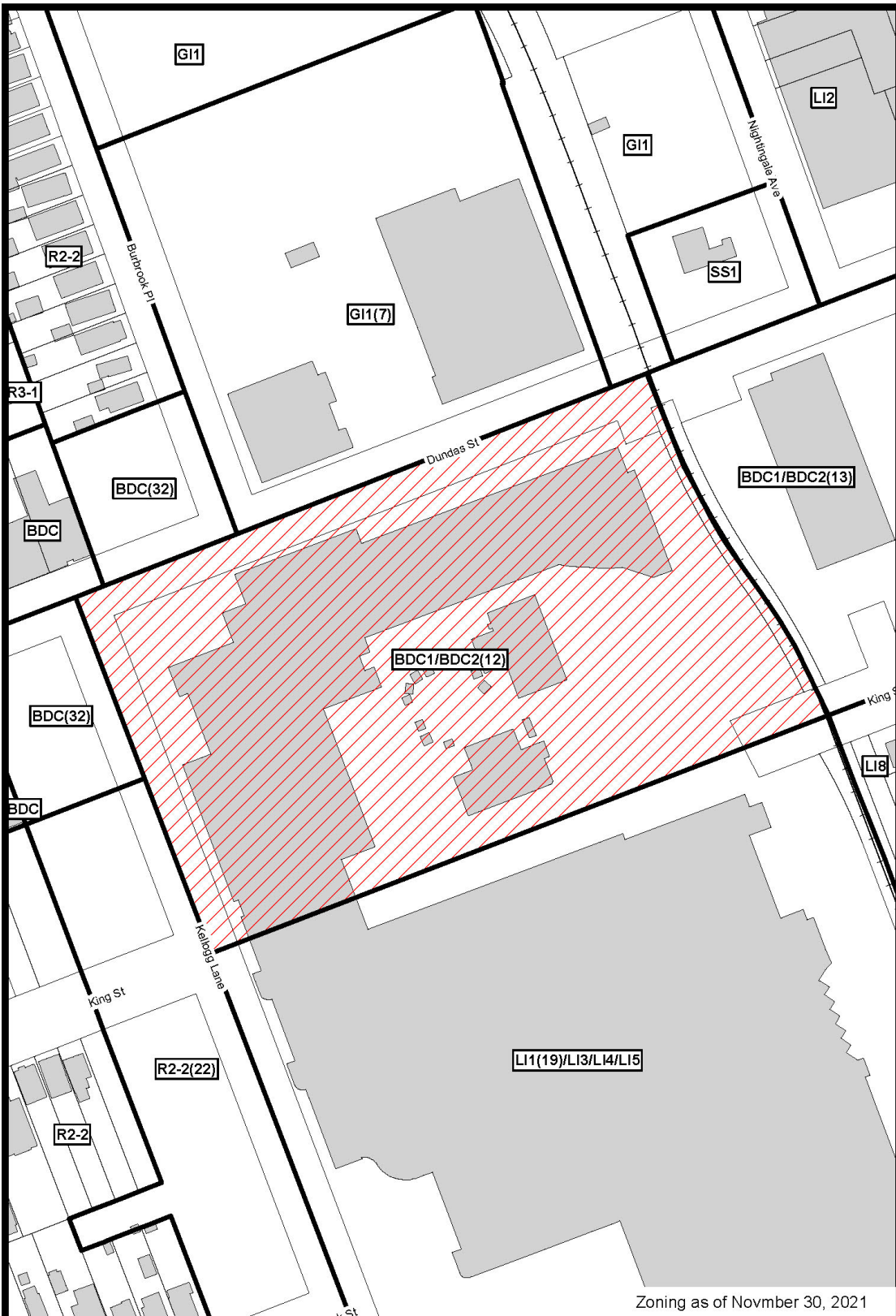
PASSED in Open Council on January 25, 2022.

Ed Holder
Mayor

Michael Schulthess
City Clerk

First Reading – January 25, 2022
Second Reading – January 25, 2022
Third Reading – January 25, 2022

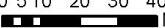
AMENDMENT TO SCHEDULE "A" (BY-LAW NO. Z.-1)



File Number: Z-9408
 Planner: BD
 Date Prepared: 2022/01/12
 Technician: rc
 By-Law No: Z.-1-

SUBJECT SITE 

1:1,500

0 5 10 20 30 40
 Meters

