Bill No. 374
2022

By-law No. Z.-1-22

A by-law to amend By-law No. Z.-1 to rezone
an area of land located at 2810 Roxburgh
Road

WHEREAS Harpreet Singh (2309529 Ontario Inc.) has applied to rezone
an area of land located at 2810 Roxburgh Road, as shown on the map <u>attached</u> 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 2810 Roxburgh Road, as shown on the <u>attached</u> map comprising
part of Key Map No. A112, from a Light Industrial (LI2) Zone **TO** a Light Industrial
Special Provision (LI6(_)) Zone.

2) Section Number 40.4 of the Light Industrial (LI6) Zone is amended by adding the
following Special Provisions:

LI6 (_)   2810 Roxburgh Road

a)   Regulations

i)	Interior Side Yard Depth (Minimum)	4.5 metres (14.8 feet)
ii)	Front Yard and Rear Yard Depth (Minimum)	6.0 metres (19.6 feet)
iii)	Landscaped Open Space (%) (Minimum)	18
iv)	Screening Requirements No open storage area shall be visible from any street or from any adjacent lot. All open storage areas shall be screened by a landscaped planting strip containing an opaque fence, wall or other opaque barrier not less than 2.0 metres (6.6 ft.) in height.	

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 October 17, 2022

Ed Holder
Mayor

Michael Schulthess
City Clerk

First Reading – October 17, 2022
Second Reading – October 17, 2022
Third Reading – October 17, 2022

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

LI2/LI3

LI2

LI4(9)

LI6(_)

LI4(9)

Roxburgh Rd

CSA1(1)

CSA4

Castleton Rd

LI1

Zoning as of July 29, 2022