

Bill No. 115
2023

By-law No. Z.-1-23_____

A by-law to amend By-law No. Z.-1 to rezone an area of land located at 161 Bonaventure Drive.

WHEREAS Bonaventure Crossings (London) Limited (c/o Effort Trust) has applied to rezone an area of land located at 161 Bonaventure Drive, 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 161 Bonaventure Drive, as shown on the attached map comprising part of Key Map No. A108, from a Highway Service Commercial/Restricted Service Commercial (HS1HS4 /RSC2/RSC3/RSC4) Zone to a Residential R9 Special Provision (R9-7()*H30) Zone
- 2) Section Number 13.4 of the Residential R9 (R9-7) Zone is amended by adding the following Special Provision:

) R9-7() 161 Bonaventure Drive

a) Regulations

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|--|-------------------------|
| i) Density
(Maximum) | 232 Units per hectare |
| ii) Interior Side Yard Depth
(Minimum) | 12.0 metres (39.3 feet) |
| iii) Exterior Side Yard Depth
(Minimum) | 2.0 metres (6.5 feet) |
| iv) Rear Yard Depth
(Minimum) | 16.0 metres (52.4 feet) |
| v) Parking Area Setback
From North Lot Line
(Minimum) | 15 metres (49.2 feet) |
| vi) No access shall be provided along Bonaventure Drive within the first 60 metres of the intersection, south of the Dundas Street Frontage. | |

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.

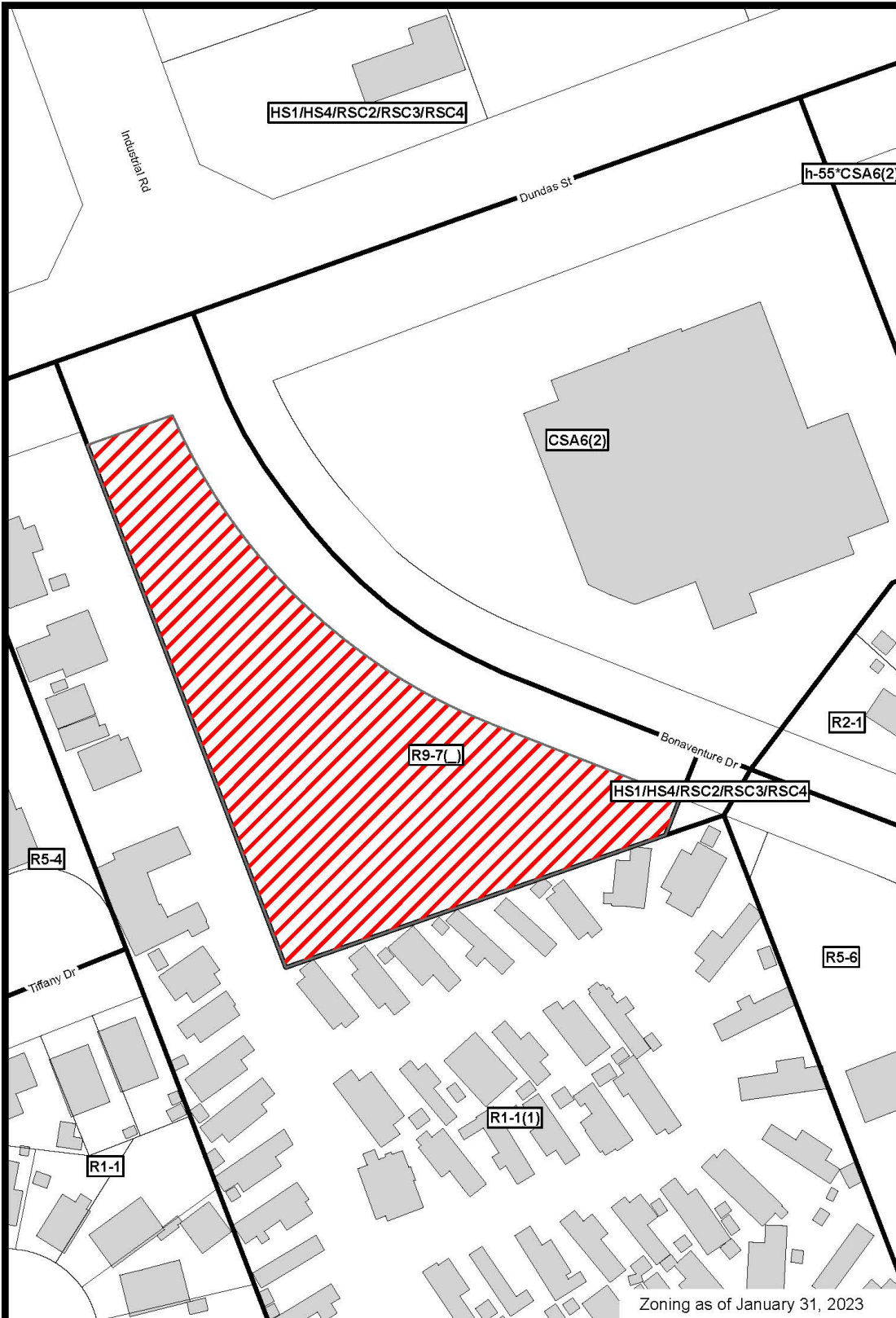
PASSED in Open Council on April 4, 2023.

Josh Morgan
Mayor

Michael Schulthess
City Clerk

First Reading – April 4, 2023
Second Reading – April 4, 2023
Third Reading – April 4, 2023

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



File Number: Z-9574
Planner: OA
Date Prepared: 2023/2/13
Technician: JI
By-Law No: Z.-1-

SUBJECT SITE 

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