

By-Law No. 2017-211

A by-law of the City of Ottawa to designate certain lands at 890 Bank Street on Plan 47389 and 900 Bank Street on Plan 26085, as being exempt from Part Lot Control

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Be aware though that you may not be looking at the most recent version of this by-law. It is very possible that it has been amended by Council by another by-law, or even by the Ontario Municipal Board. So, um, just know that before assuming anything.

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If you end up asking for a copy of a by-law OttWatch doesn't have yet, please ask the Clerk's office to cc: kevino@kevino.net when they email it to you. You'd be doing the entire community a favour!

Enacted On: 2017-06-14

OttWatch Bylaw Reference: <http://ottwatch.ca/bylaws/2017-211>

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BY-LAW NO. 2017 - 211

A by-law of the City of Ottawa to designate certain lands at 890 Bank Street on Plan 47389 and 900 Bank Street on Plan 26085, as being exempt from Part Lot Control.

WHEREAS the *Planning Act*, R.S.O. 1990, c.P.13, as amended, (the "*Planning Act*") subsection 50(5) provides that all lands within a plan of subdivision are subject to part lot control;

AND WHEREAS authority is vested in Council by the *Planning Act*, subsection 50(7) to enact by-laws which provide that subsection 50(5) does not apply to such lands as are designated in the by-law;

THEREFORE the Council of the City of Ottawa enacts as follows:

1. Subject to Section 2 hereof, the *Planning Act*, subsection 50(5) does not apply to the land described as:

(a) Part of Lot 24, Block 5 on Plan 26085, Part Lots 6 and 7 on Plan 47389, designated as Part 1 on Plan 5R-3971, North Side Holmwood Avenue; and

(b) Part Lot 24, Block 5 on Plan 26085, North Side Holmwood Avenue, As In CR415327, all in the City of Ottawa.

2. This by-law shall be effective only to the extent necessary to permit:

(a) the creation of blocks and parcels for conveyances, construction and financing purposes and to permit such lots to be charged and/or discharged;

(b) any easements, including rights-of-way, as contained in the transfers to the purchaser; and

(c) no building permit will be issued by the City and no construction will commence until such time as a one lot for zoning purposes provision applies to the lands, to the satisfaction of the General Manager, Planning, Infrastructure and Economic Development and this by-law will not be of any effect unless an agreement or restrictive covenant to this effect has been registered against the lands subject to this by-law; and

this by-law shall not be construed as to permit the further severance or resubdivision of any such parcel, except in accordance with section 3.

3. Subsequent to the initial conveyances pursuant to clauses 2(a) and (b), further conveyances will be permitted to reflect the registered legal descriptions of the boundary lines of the buildings as constructed where such differ from the legal descriptions utilized in the initial conveyances as well as the granting or the correction of easements as required.

4. A conveyance or conveyances in favour of the City of Ottawa shall not for the purpose of this by-law be considered to be a severance and this by-law shall also be deemed to permit the grant or release of easements held in favour of the City on or with respect to the lands described above.

5. Registration of a certified copy of this by-law in the proper land registry office is authorized and this by-law shall thereupon become effective upon the registration of the agreement or restrictive covenant referred to in clause 2(c).

6. This by-law shall expire and be of no further force and effect as of the 14th day of June, 2019.

ENACTED AND PASSED this 14th day of June, 2017.

CITY CLERK

MAYOR

BY-LAW NO. 2017 - 211

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Enacted by City Council at its meeting of June 14, 2017.

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LEGAL SERVICES
LCE/JM D07-08-17-0029
L01-01-June 14, 2017

COUNCIL AUTHORITY:
Delegation By-law No. 2016-369
Schedule "J", Paragraphs 10 and 11