

By-Law No. 2017-247

A by-law of the City of Ottawa to amend By-law No. 2008-250 of the City of Ottawa to change the zoning of the lands known municipally as 5970 Fernbank Road

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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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When in doubt, visit <http://ottawa.ca/en/residents/laws-licenses-and-permits/laws/laws-z>

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: 2017-07-12

OttWatch Bylaw Reference: <http://ottwatch.ca/bylaws/2017-247>

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BY-LAW NO. 2017 - 247

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The Council of the City of Ottawa, pursuant to Section 34 of the *Planning Act*, R.S.O.1990, enacts as follows:

1. The Zoning Map of By-law No. 2008-250, entitled the “City of Ottawa Zoning By-law” is amended by rezoning the lands shown on Attachment 1 to this by-law as follows:

- (a) Area A from RU to R3Z;
- (b) Area B from RU to R4Z[2415];
- (c) Area C from RU to R3Z[2237]; and
- (d) Area D from RU to O1.

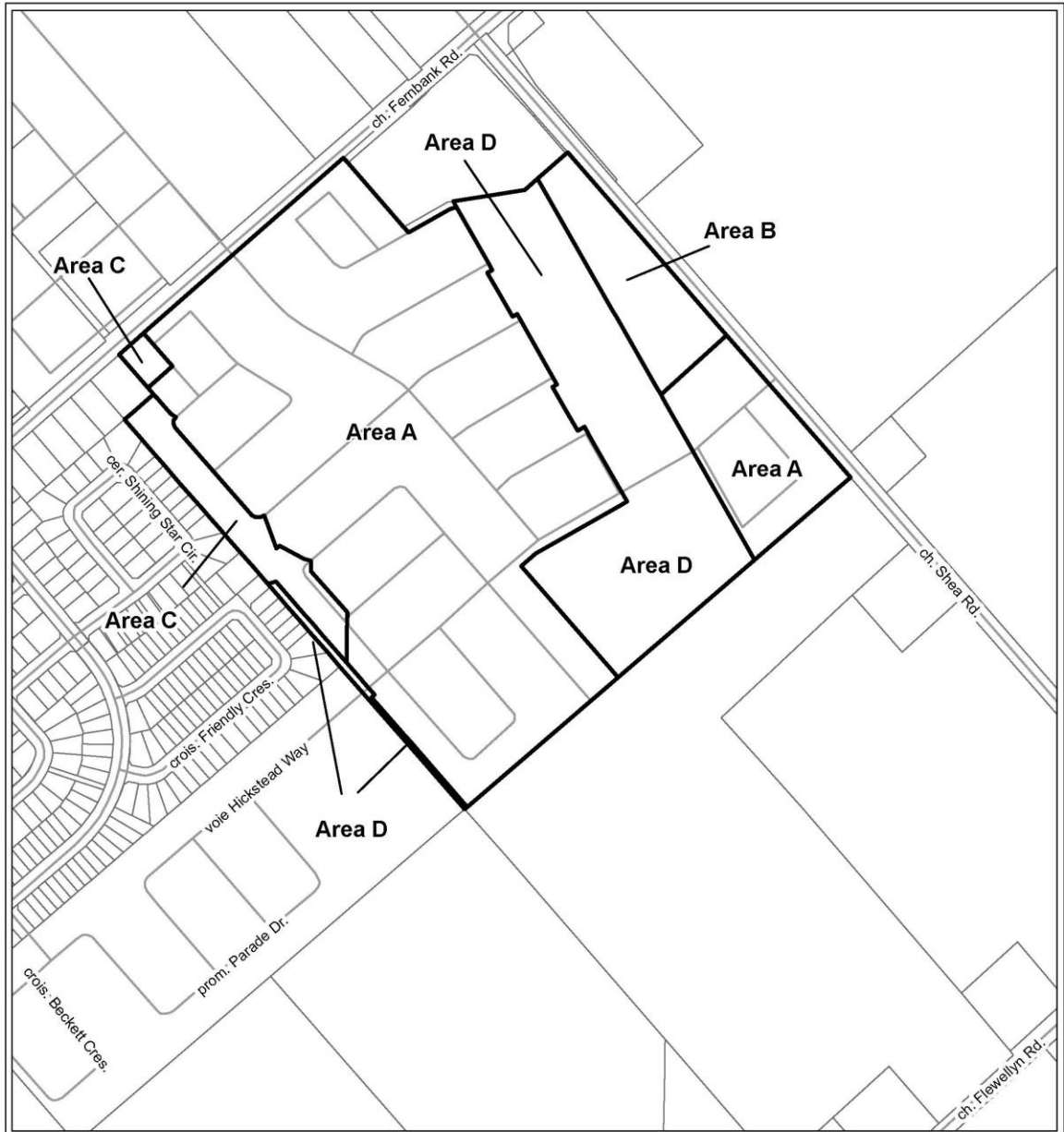
2. Section 239 – Urban Exceptions of the said By-law No. 2008-250 is amended by adding the following exception:

I Exception Number	II Applicable Zone	Exception Provisions		
		III Additional Land Uses Permitted	IV Land Uses Prohibited	V Provisions
2415	R4Z[2415]		-detached dwelling -duplex dwelling -linked-detached dwelling -semi-detached dwelling -three unit dwelling	-Despite Section 136, no more than ten attached dwelling units are permitted in a townhouse dwelling, with a maximum of five in a row -townhouse dwellings must be attached back to back -maximum building height for townhouses: 12 metres -minimum lot area for each townhouse dwelling: 85 square metres.

ENACTED AND PASSED this 12th day of July, 2017.

CITY CLERK

MAYOR



This is Attachment 1 to By-law Number 2017-247, passed July 12, 2017

Lands Affected by By-law

- Area A to be rezoned from RU to R3Z
- Area B to be rezoned from RU to R4Z[2415]
- Area C to be rezoned from RU to R3Z[2237]
- Area D to be rezoned from RU to O1

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**LANDS AFFECTED PART OF THE ZONING
MAP OF BY-LAW NO. 2008-250**



BY-LAW NO. 2017 - 247

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Enacted by City Council at its meeting of July 12, 2017.

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Legal Services
KM/ml

COUNCIL AUTHORITY:
Planning Committee Report No. 48
Agenda Item 5