

By-Law No. 2017-324

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 5721, 5731 and 5741 Manotick Main Street

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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: 2017-10-11

OttWatch Bylaw Reference: <http://ottwatch.ca/bylaws/2017-324>

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BY-LAW NO. 2017 - 324

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 5721, 5731 and 5741 Manotick Main Street.

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 to be rezoned from V1A to V3B[847r] S375;
- (b) Area B to be rezoned from V1A to V1A[848r] S375;
- (c) Area C to be rezoned from V1A to O1;
- (d) Area D to be rezoned from V1P to O1; and,
- (e) Area E to be rezoned from V1A to V1A[849r] S375.

2. Section 240 – Rural Exceptions of the said By-law No. 2008-250 is amended by adding the following exceptions:

I Exception Number	II Applicable Zone	Exception Provisions		
		III Additional Land Uses Permitted	IV Land Uses Prohibited	V Provisions
847r	V3B[847r] S375			-minimum front yard setback: 4.5 metres -minimum interior side yard setback: 1.2 metres -minimum corner side yard setback: 3 metres -minimum rear yard setback: 6 metres -maximum lot coverage for detached dwelling: 46% -maximum lot coverage for townhouse dwelling: 55% -The minimum density is 12 units per gross hectare to a maximum of 20 units per gross hectare, calculated using the entire area shown as Area A on Schedule 375.
848r	V1A[848r] S375			-minimum lot area: 400 square metres

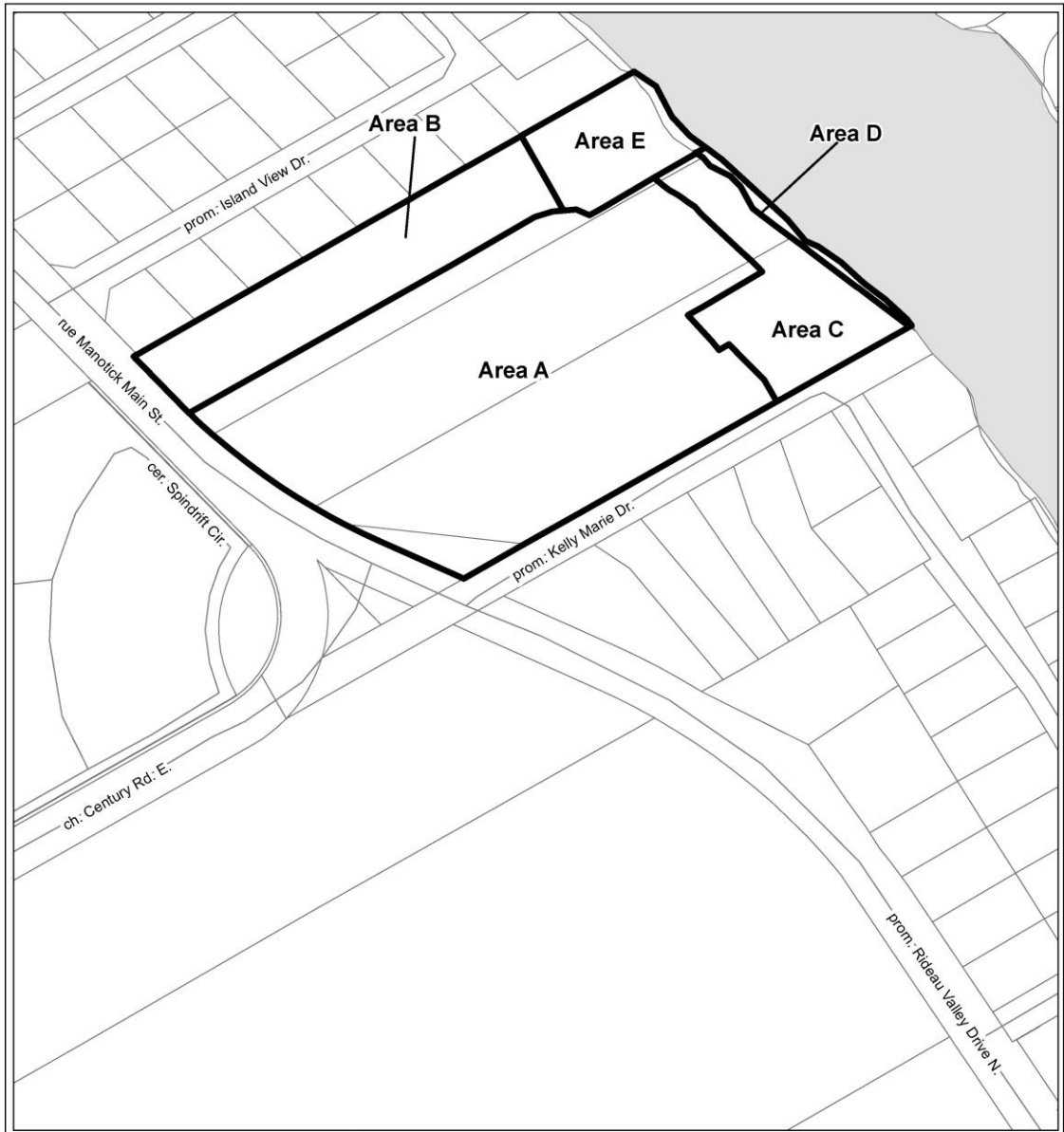
				<ul style="list-style-type: none"> -minimum lot width: 12 metres -minimum front yard setback: 4.5 metres -minimum interior side yard setback: 1.2 metres -minimum corner side yard setback: 4 metres -minimum rear yard setback: 9 metres -maximum lot coverage: 46% -The minimum density is 12 units per gross hectare to a maximum of 20 units per gross hectare, calculated using the entire area shown as Area A on Schedule 375.
849r	V1A[849r] S375			<ul style="list-style-type: none"> -minimum lot area: 3500 square metres -minimum lot width: 40 metres -minimum front yard setback: 14 metres -maximum lot coverage: 20% -The minimum density is 12 units per gross hectare to a maximum of 20 units per gross hectare, calculated using the entire area shown as Area A on Schedule 375.

3. Part 17 – Schedules of the said By-law No. 2008-250 is amended by adding Attachment 2 as Schedule 375.

ENACTED AND PASSED this 11th day of October, 2017.

CITY CLERK

MAYOR



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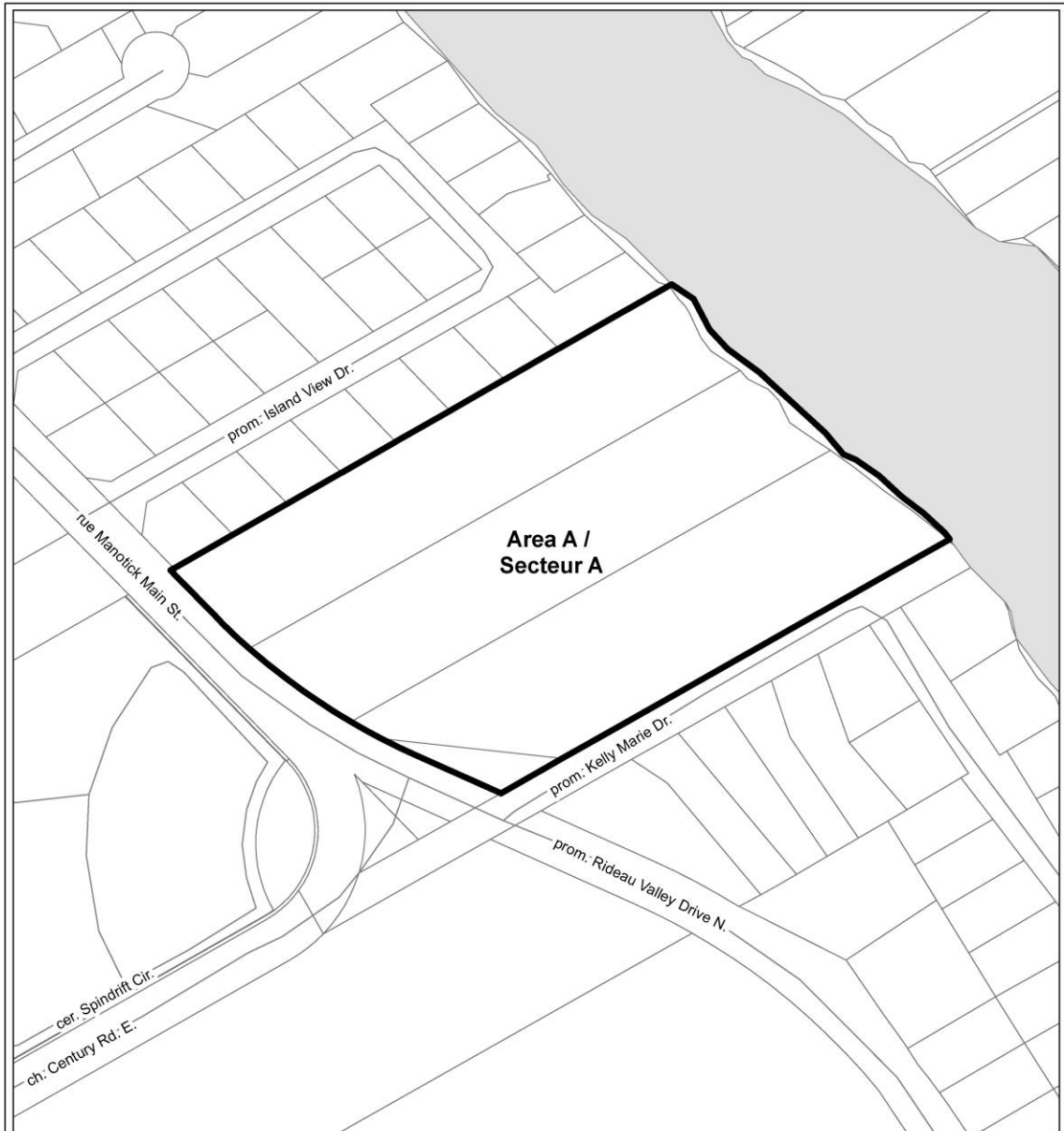
**LANDS AFFECTED PART OF THE ZONING
MAP OF BY-LAW NO. 2008-250**

This is Attachment 1 to By-law Number 2017-324, passed October 11, 2017

Lands Affected by By-law

- Area A to be rezoned from V1A to V3B[847r] S375
- Area B to be rezoned from V1A to V1A[848r] S375
- Area C to be rezoned from V1A to O1
- Area D to be rezoned from V1P to O1
- Area E to be rezoned from V1A to V1A[849r] S375





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**This is Schedule 375 to Zoning By-law No. 2008-250
Annexe 375 au Règlement de zonage n° 2008-250**

This is Attachment 2 to By-law Number 2017-324, passed October 11, 2017
Pièce jointe n° 2 du Règlement municipal n° 2017-324, adopté le 11 octobre, 2017



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Enacted by City Council at its meeting of October 11, 2017.

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LEGAL SERVICES
CE/ml

COUNCIL AUTHORITY:
City Council October 11, 2017
Agenda Item 2 (ARAC Report No. 28)