

The Corporation of the City of Kawartha Lakes

By-Law 2019 -

A By-Law To Amend The Town of Lindsay Zoning By-Law No. 2000-75 To Rezone Land Within The City Of Kawartha Lakes

File D06-2019-027, Report PLAN2019-061, respecting Part Lot 20, Concession 5, Plan 82, Part of Lot 8, Part 1 on 57R-7955, former Town of Lindsay, identified as 257 Kent Street West - 2680749 Ontario Inc.

Recitals:

1. Section 34 of the Planning Act, R.S.O. 1990, c.P.13 authorizes Council to determine the appropriate zoning categories and provisions assigned to land.
2. Council has received an application to amend the category and provisions relating to a specific parcel of land for the Mixed Residential Commercial Special Exception Sixteen (MRC-S16) Zone to permit a home improvement showroom;
4. A public meeting to solicit public input has been held.
5. Council deems it appropriate to rezone the Property.

Accordingly, the Council of The Corporation of the City of Kawartha Lakes enacts this By-law 2019-__.

Section 1:00 Zoning Details

- 1.01 **Property Affected:** The Property affected by this by-law is described as Part Lot 20, Concession 5, Plan 82, Part of Lot 8, Part 1 on 57R-7955, former Town of Lindsay, now City of Kawartha Lakes.
- 1.02 **Schedule Amendment:** Schedule A to By-law No. 2000-75 of the Town of Lindsay is further amended to change the zone category from the Mixed Residential Commercial (MRC) Zone to Mixed Residential Commercial Special Exception Sixteen (MRC-S16) Zone as shown on Schedule A attached to this By-law.
- 1.03 **Textual Amendment:** By-law No. 2000-75 of the Township of Lindsay is further amended to add the following to Section 12.3:
 - “16. Notwithstanding Subsection 12.1, on lands zoned MRC-S16 the following requirements shall apply:
 - a. the permitted commercial use shall also include: a Home Improvement Showroom,
 - b. For the purposes of MRC-S16 Zone, the following definitions shall apply:

- i. Showroom means the use of any building or structure, or part thereof, for the display of samples, patterns, goods, products or wares and wherein orders are taken for merchandise stored in an off-site warehouse,
- ii. Home Improvement Showroom means a building or structure, or part thereof devoted to the display of retail commercial merchandise typically found in an home Improvement store wherein orders are taken for merchandise stored in an off-site warehouse, but does not include any use or activity otherwise defined or classified herein.”

Section 2:00 General Terms

2.01 **Effective Date:** This By-law shall come into force and take effect on the date it is finally passed, subject to the provisions of Section 34 of the Planning Act R.S.O. 1990, c.P.13.

By-law read a first, second and third time, and finally passed, this ** day of November, 2019.

Andy Letham, Mayor

Cathie Ritchie, City Clerk

THE CORPORATION OF THE CITY OF

KAWARTHA LAKES

THIS IS SCHEDULE 'A' TO BY-LAW _____ PASSED

THIS _____ DAY OF _____ 2019.

MAYOR _____

CITY CLERK _____

