The Corporation of the City of Peterborough

By-Law Number 14-026

Being a By-law to amend the Zoning By-law for 933 Webber Avenue

The Corporation of the City of Peterborough by the Council thereof hereby enacts as follows:

1. Section 35 Special District 7 (SP.7) of By-law 97-123 is hereby repealed and replaced with the following:

“Section 35
Special District 7 (SP.7)

Permitted Uses

35.1 No person shall within an SP.7 District use any land or erect, alter or use any building or part thereof for any purpose other than:

   a) a clinic

Regulations

35.2 No persons shall within an SP.7 District use any land or erect, alter or use any building or part thereof except in accordance with the following regulations:

<table>
<thead>
<tr>
<th>Type</th>
<th>Requirement</th>
</tr>
</thead>
<tbody>
<tr>
<td>a) minimum lot width</td>
<td>30 metres</td>
</tr>
<tr>
<td>b) minimum lot depth</td>
<td>45 metres</td>
</tr>
<tr>
<td>c) minimum building setback - side lot line or rear lot line</td>
<td>the lesser of the existing setback or 10 metres</td>
</tr>
<tr>
<td>d) maximum building coverage</td>
<td>23%</td>
</tr>
<tr>
<td>e) maximum building height</td>
<td>2 storeys</td>
</tr>
<tr>
<td>f) minimum landscaped open space</td>
<td>15% of the area of the lot</td>
</tr>
<tr>
<td>g) landscaped open space shall be provided and maintained in accordance with the following:</td>
<td>the lesser of the existing landscaped open space or 1.5 metres along all lot lines provided such open space may be interrupted by driveways</td>
</tr>
<tr>
<td>h) planting strips and/or privacy fencing shall be required to be constructed and maintained within the landscaped open space along a lot line abutting a residential district</td>
<td></td>
</tr>
</tbody>
</table>
i) an accessory building, waste receptacle or garbage storage area may be erected or located within the district, excepting within the minimum required landscaped open space area, provided the following regulations are complied with:

- **i) minimum building setback**: 3 metres
- **ii) maximum building height**: 3 metres
- **iii) maximum building or site area**: 15 square metres

35.3SP.7 District is hereby designated as a commercial district

2. Schedule ‘A’ to Section 35 of By-Law 97-123 is hereby repealed.

3. Map 16 forming part of Schedule ‘A’ to By-law 97-123 is amended by rezoning the property from SP.7 to SP.7-'H' in accordance with the sketch attached hereto as Schedule ‘A’.

4. The ‘H’ Holding Symbol be removed subject to Site Plan Approval.

By-law read a first, second and third time this 24th day of February, 2014.

(Sgd.) Daryl Bennett, Mayor

(Sgd.) John Kennedy, City Clerk
Dimensions are in metric

SCHEDULE 'A' TO
BY-LAW 2014-026
PASSED THE 24th DAY
OF FEBRUARY 2014

MAYOR
CLERK

City of Peterborough

Change from SP.7 to SP.7-’H’