The Corporation of the City of Peterborough

By-Law Number 14-040

Being a By-law to Amend the Zoning By-law for 246 Parkhill Road East and 21-33 Leahy’s Lane

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

1. That Section 3.9 Exceptions, of By-law 97-123 be amended to add the following:
   
   "287. Notwithstanding the provisions of the R.4 Zoning District,
   
i. a maximum of 42 dwelling units shall be permitted;
   ii. a minimum lot area per dwelling unit of 210 square metres per unit shall be permitted;
   iii. a minimum building setback of 3 metres per storey from the rear lot line, shall be required;
   iv. a maximum building coverage of 35% of the lot area shall be permitted;
   v. a maximum lot coverage by open parking areas, driveways and vehicle movement areas of 30% shall be permitted;
   vi. notwithstanding the permitted uses, a boarding house shall not be permitted."

2. That Map 8b forming part of Schedule “A” to By-law 97-123 is amended by changing the area shown on the sketch attached hereto as Schedule “A” from D.1 to R.4 – 287 – ‘H’.

3. That the ‘H’ Holding Symbol be removed subject to the following:
   
   a) Site Plan Approval being granted for the subject property including stormwater management details;
   b) A downstream trunk sanitary sewer upgrade for Armour Road has been addressed;
   c) Payment of applicable cash in lieu of parkland; and
   d) Completion of an Arborist Assessment of the existing trees on the site.

By-law read a first, second and third time this 7th day of April, 2014.

(Sgd.) Daryl Bennett, Mayor

(Sgd.) John Kennedy, City Clerk
Schedule A

Dimensions are in metric

SCHEDULE 'A' TO
BY-LAW 2014 -
PASSED THE DAY
OF 2014

MAYOR
CLERK

Change from
D.1 to R.4
- 287 - 'H'

City of
Peterborough

File: z1325 z7 o1311

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