THE CORPORATION OF THE CITY OF PETERBOROUGH

BY-LAW NUMBER 04-231

A BY-LAW TO AMEND THE ZONING BY-LAW
FOR 880 – 884 ARMOUR ROAD

THE CORPORATION OF THE CITY OF PETERBOROUGH BY THE COUNCIL THEREOF ENACTS AS FOLLOWS:

1. Section 297 of By-law 97-123 is hereby deleted and the following is substituted therefor.

"SECTION 297
SPECIAL DISTRICT (SP.267)

297.1 For the purpose of this by-law, land use district "Special District 267 " is hereby established and may be referred to as the symbol "SP.267".

PERMITTED USES

297.2 No person shall within an SP.267 district use any land or erect, alter or use any building or part thereof for any purpose other than:

a) an apartment dwelling
b) a group dwelling

REGULATIONS

297.3 No person shall within an SP.267 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 area per dwelling unit</td>
<td>175 square metres</td>
</tr>
<tr>
<td>b) maximum building height</td>
<td>2 storeys</td>
</tr>
<tr>
<td>c) maximum building coverage</td>
<td>25%</td>
</tr>
<tr>
<td>d) minimum building setback</td>
<td>6 metres</td>
</tr>
<tr>
<td>i) side lot line</td>
<td>3 metres</td>
</tr>
<tr>
<td>ii) rear lot line</td>
<td></td>
</tr>
<tr>
<td>e) maximum lot coverage by open parking areas, driveways and vehicle movement areas</td>
<td>35%</td>
</tr>
<tr>
<td>f) for all purposes of this By-law, the area designated as SP.267 shall be deemed to be a lot</td>
<td></td>
</tr>
</tbody>
</table>

297.4 SP.267 is hereby designated as a residential district.”

2. Section 277 of By-law 97-123 is hereby amended by adding the following thereto:

“277.3(m) for all purposes of this By-law, the area designated as SP.247 shall be deemed to be a lot.”
3. **Map 8a** 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 SP.247 to SP.267.

By-law read a first and second time this 13th day of December, 2004

By-law read a third time and finally passed this 13th day of December, 2004

(Sgd.) Sylvia Sutherland, Mayor

(Sgd.) Nancy Wright-Laking, City Clerk
Change from SP.247 to SP.267

3 Meter Strip

SP.247
884
880

SP.267
30.4
60.42
27.2

SCHEDULE 'A' TO
BYLAW 2004 - 28
PASSED THE 15TH DAY
OF DECEMBER 2004

MAYOR

CLERK

City of Peterborough

File: z0424
Scale: 1: 1800