

THE CORPORATION OF THE CITY OF CAMBRIDGE

BY-LAW 24-086

Being a By-law to amend Zoning By-law No. 150-85, as amended, with respect to land municipally known as part of 1045, 1085 Main Street Cambridge

WHEREAS Council of the City of Cambridge has the authority pursuant to sections 34 of the Planning Act, R.S.O. 1990, c. P. 13, as amended, to pass this by-law;

WHEREAS this by-law conforms to the City of Cambridge Official Plan, as amended;

AND WHEREAS Council deems that adequate public notice of the public meeting was provided and adequate information regarding this Amendment was presented at the public meeting held June 18, 2024 and June 25, 2024, and that a further public meeting is not considered necessary in order to proceed with this Amendment,

NOW THEREFORE BE IT RESOLVED THAT the Corporation of the City of Cambridge enacts as follows:

1. **THAT** this by-law shall apply to lands legally described as Part of Part 1 and Part of Part 2 on Reference Plan 58R-20478 in the City of Cambridge, Regional Municipality of Waterloo; and as shown on Schedule 'A' attached hereto and forming part of this by-law and By-law 23-054;
2. **THAT** Section 3 of By-law 23-054 is deleted in its entirety and replaced with the following:
 3. **THAT** the total development of the lands delineated on Schedule 'A' affected by this by-law is limited to a maximum of 269 units.
3. **THAT** Section 4 subsection 8 a) of By-law 23-054 is deleted in its entirety and replaced with the following:
 - a) The maximum density of 220 units per net residential hectare and maximum height of 16 storeys shall be permitted.
4. **AND THAT** this by-law shall come into force and effect on the date it is enacted subject to Official Plan Amendment No. 85 coming into effect pursuant to Subsection 24(2) of the Planning Act, R.S.O., 1990, c. P., as amended.

ENACTED AND PASSED this 3rd day of September, 2024

MAYOR

CLERK

Purpose and Effect of By-law No. 24-086

The purpose and effect of this by-law is to amend By-law 23-054 to increase the .density of from 150 units per net residential hectare to 220 units per net residential hectare and to increase the maximum permitted height from 14 to 16 storeys.

