

22-124-CD Appendix G – Draft Zoning By-law Amendment

BY-LAW 22-
XXX

of the

CITY OF
CAMBRIDGE

Being a By-law of the Corporation of the City of
Cambridge to amend Zoning By-law 150-85, as
amended with respect to land municipally known
as 11-13 Barrie Lane.

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

AND 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 April 19th, 2022, and that a further public
meeting is not considered necessary in order to proceed with this Amendment;
and,

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 described as Part of Lot 8, Plan D-10
being Parts 1 and 2, Plan 67R-1397; Part 1 of Reference Plan 58R9913;
Part 10, City of Cambridge, Regional Municipality of Waterloo and shown
on Schedule 'A' attached hereto and forming part of the by- law;
2. THAT Schedule 'A' to City of Cambridge Zoning By-law 150-85, as
amended, is hereby amended by changing the zoning classification of the
lands shown in heavy black in the attached Schedule 'A' to this By-law from
C2 to RS1 "s.4.1.426";
3. THAT the aforesaid City of Cambridge Zoning By-law No. 150-85, as
amended, is hereby further amended by adding the following subsection

under section 4.1 thereof:

4.1.426, municipally known as 11-13 Barrie Lane.

1. Notwithstanding the provisions of sections 3.1.2.2 and 3.1.2.3 of this By-law, the following regulations shall apply to the lands in the RS1 zone to which parenthetical reference “s.4.1.426” is made on Schedule ‘A’ attached to and forming part of this By-law:
 1. The minimum lot frontage for one attached dwelling unit shall be 6.98 metres;
 2. The minimum lot frontage for two attached dwelling units shall be 13.97 metres;
 3. The minimum lot area for one attached dwelling unit shall be 249.8 square metres;
 4. The minimum lot area for two attached dwelling units shall be 510.5 square metres; and,
 5. The minimum interior side yard setback shall be 1.03 metres.
2. Notwithstanding Section 1.1.6 of this By-law, Barrie Lane is considered a deemed street.
3. Geothermal Wells are prohibited on site. A geothermal well is defined as a vertical well, borehole or pipe installation used for geothermal systems ground-source heat pump systems, geo-exchange systems or earth energy systems for heating or cooling; including open-loop and closed-loop vertical borehole systems. A geothermal well does not include a horizontal system where construction or excavation occurs to depths less than five metres unless the protective geologic layers overlaying a vulnerable aquifer have been removed through construction or excavation.
4. That this By-law shall come into force and effect on the date it is enacted and passed by Council of the Corporation of the City of Cambridge, subject to notice hereof being circulated in accordance with the Planning Act and Ontario Regulation 545/06.

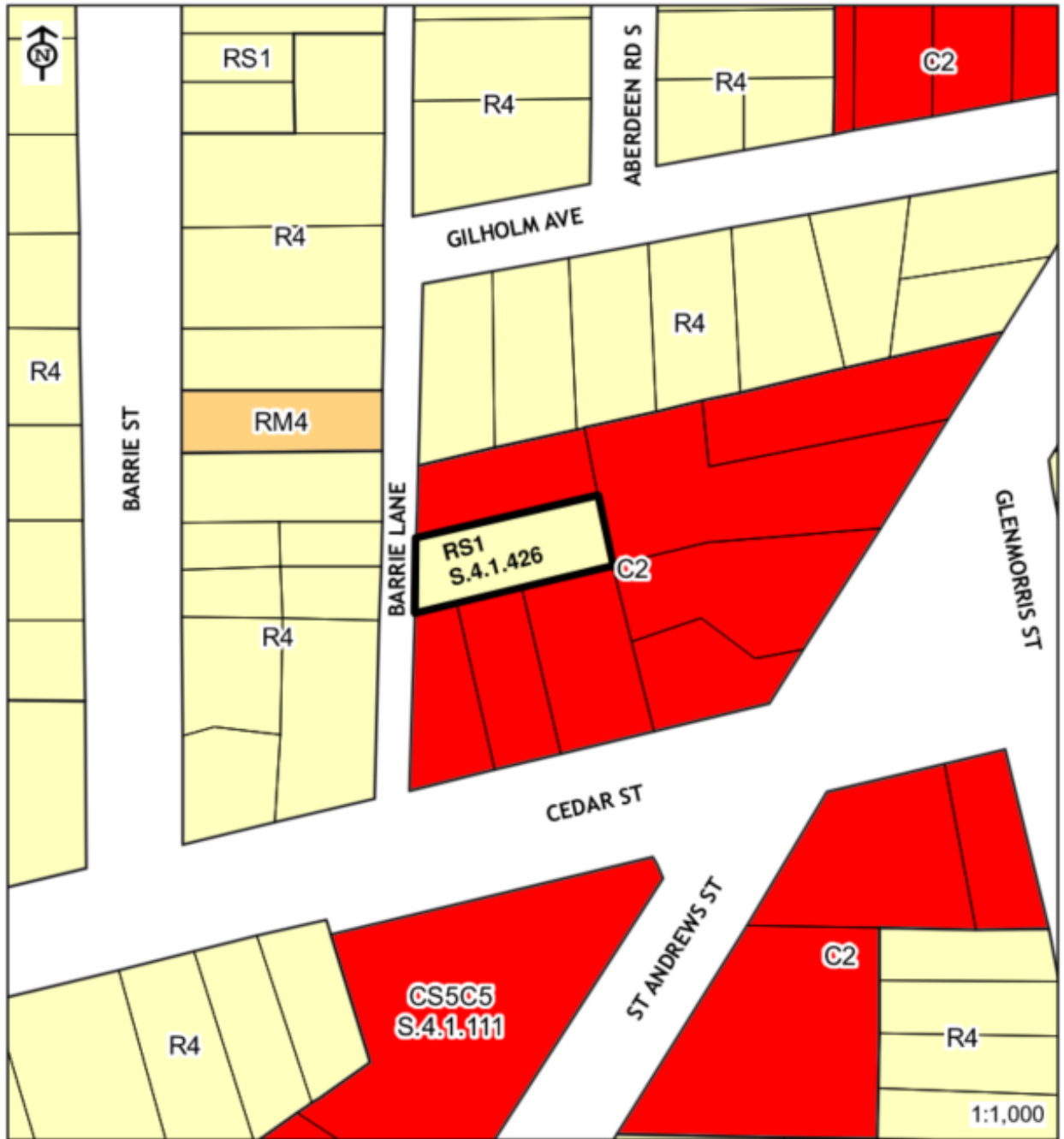
Read and First, Second and Third Time, Enacted and Passed this
13th Day of September 2022.

PASSED AND ENACTED this 13th Day of September,
2022

Mayor

Clerk

Schedule A



This is Schedule A attached to and forming part of
By-law



Lands affected by the by-law

Zoning Classification

-  MEDIUM HIGH DENSITY RESIDENTIAL
-  LOW DENSITY RESIDENTIAL
-  COMMERCIAL



Purpose and Effect of By-law No 22_XXX

The purpose and effect of this by-law is to amend the zoning classification of the lands legally described as Part of Lot 8, Plan D-10 bring Parts 1 and 2, Plan 67R-1397; Part 1 of Reference Plan 58R9913; Part 10, City of Cambridge, Regional Municipality of Waterloo from C2 to RS1 s.4.1.426 to facilitate the development of a semi-detached dwelling containing two units on the property municipally known as 11-13 Barrie Lane.