

The Corporation of the Town of Grimsby

By-law No. 21-XXX

A By-law to amend By-law No. 14-45, as amended.

(262 Main Street West)

Whereas the Council of The Corporation of the Town of Grimsby deems it expedient to amend By-law No.14-45, as amended;

Therefore the Council of the Corporation of the Town of Grimsby enacts as follows:

1. Schedule 14A of By-Law 14-45, as amended, is hereby further amended by changing the zoning of the lands shown on Schedule 'A' to this By-Law as Subject Lands from a Main Street (MS.15) zone to:
  - a. Area 'A': Main Street (MS.15) zone;
  - b. Area 'B': Residential (RD4.45) zone.
  
2. Schedule 14B of By-Law No. 14-45, as amended is hereby further amended by adding the following site specific exception numbers to the lands shown on Schedule 'A' to this By-law as follows:
  - a. Area 'A': exception number XXX;
  - b. Area 'B': exception number XXX.
  
3. Table 12: Permitted Use, Lot, Building and Structure Exceptions of Section 7.0 Residential Zones of By-Law 14-45, as amended, is hereby further amended by adding the rows identified on Table 'A' to this by-law.

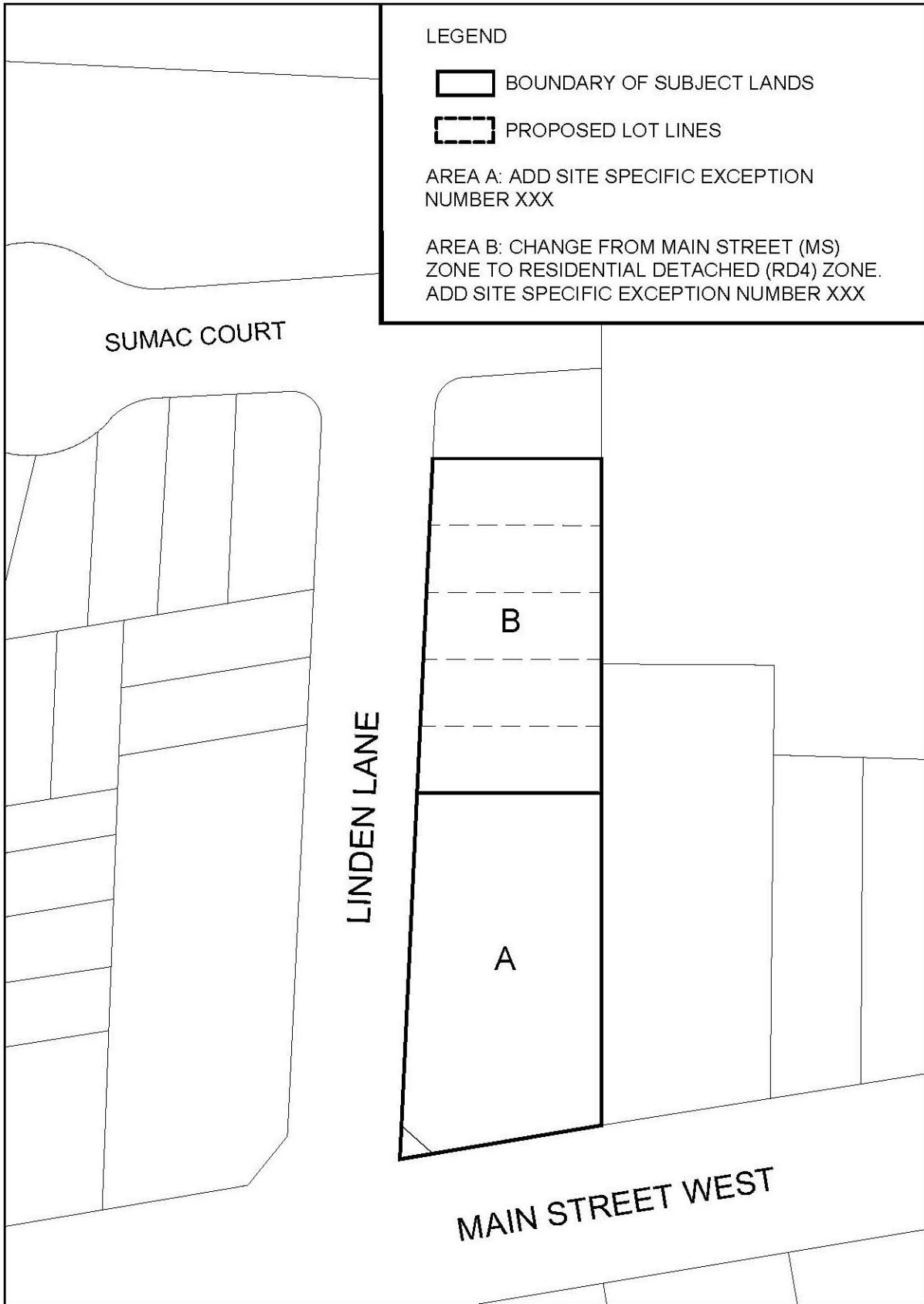
Dated at the Town of Grimsby this \_\_\_\_ day of \_\_\_\_\_, 2021.

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Mayor


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Clerk



LEGEND

 BOUNDARY OF SUBJECT LANDS

 PROPOSED LOT LINES

AREA A: ADD SITE SPECIFIC EXCEPTION NUMBER XXX

AREA B: CHANGE FROM MAIN STREET (MS) ZONE TO RESIDENTIAL DETACHED (RD4) ZONE. ADD SITE SPECIFIC EXCEPTION NUMBER XXX

SUMAC COURT

LINDEN LANE

B

A

MAIN STREET WEST

THIS IS SCHEDULE "A" TO BY-LAW NO. 21-XXX  
 PASSED THE \_\_\_ DAY OF \_\_\_\_\_, 2021

MAYOR

CLERK

THE CORPORATION OF THE TOWN OF GRIMSBY

SCALE  
 NOT TO SCALE

FILE NUMBER  
 26Z-21-\_\_\_

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**Table 'A' to By-Law 21-XXX**

Site Specific	By-law #	Address	Zone	Additional Permitted Uses	Sole Permitted Uses	Lot, Building and Structure Exceptions
XXX	21-XX	262 Main Street West (Lot 6)	MS			<ul style="list-style-type: none"> <li>• Minimum Rear Yard: 11.5 metres</li> <li>• Maximum Building Depth: 28.0 metres</li> <li>• Maximum Encroachment of an Unenclosed Porch into a Required Front Yard: 2.6 metres</li> </ul>
XXX	21-XX	262 Main Street West (Lots 1-5)	RD4			<ul style="list-style-type: none"> <li>• Minimum Lot Area: 360 sq. metres</li> <li>• Maximum Lot Coverage: 45%</li> <li>• Minimum Front Yard: 6.0 metres</li> <li>• Minimum Rear Yard: 7.5 metres</li> </ul>