

THE CORPORATION OF THE CITY OF PETERBOROUGH

BY-LAW NUMBER 06-040

**A BY-LAW TO AMEND THE ZONING BY-LAW FOR
2350 WOODGLADE BLVD.**

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

1. Section 276.2 Permitted Uses – SPECIAL DISTRICT 246 (SP. 246) of By-law 97 123 is hereby amended by deleting ‘(af) a church’ from the list of permitted uses and replacing it with ‘a Video Rental Establishment’;
2. Section 276.3 Regulations – SPECIAL DISTRICT 246 (SP.246) of By-law 97-123 is hereby amended by replacing Section 276.3 (Regulations) with the following:

276.3 No person shall within an SP.246 district use any land or erect, alter or use any building or part thereof except in accordance with the following regulations:

Type	Requirement
a) maximum lot area occupied or developed as a shopping centre	3.11 hectares
b) maximum building floor area of development, exclusive of a food store	3,850 square metres
c) maximum building floor area of all development	7,200 square metres
d) maximum number of storeys	2
e) maximum Gross Leasable Area of an individual establishment exclusive of the uses listed in f), g) and h)	300 square metres
f) maximum Gross Leasable Area of an individual establishment for the following uses: Retail Sales of: <ul style="list-style-type: none"> • New Auto Parts and Accessories; • Optical Supplies; • Art Supplies; • Pets; • Paint, Wallpaper and Decorating Supplies; • Beer, Wine or Liquor An Office, excluding a veterinary office; A Clinic; A Bank, Financial Institution or Loan Company; A restaurant; A gymnasium or health club. A video rental establishment	550 square metres
g) maximum Gross Leasable Area of a drug store	1,600 square metres

h) maximum Gross Leasable Area of a food store	3,300 square metres
i) minimum width of Landscaped Open Space (except at access points) Abutting north and east property line Abutting west property line Abutting south property line	3.0 m 5.0 m 3.0 m
j) Planting Strips and/or architectural screening and/or landscape berm with a minimum height of 1.0m shall be constructed and maintained within the Landscape Open Space along the north, west and south lot lines.	
k) minimum building setback from parkland	9 metres
l) maximum number of service bays for a service station	2
m) an accessory building or waste receptacle or garbage storage area may be erected or located within the district, provided the following regulations are complied with: i) minimum building setback ii) maximum building height iii) maximum building or site area	9 metres 4.5 metres 37 square metres
n) Placement of portable signs is prohibited	
276.4	SP.246 District is hereby designated as a commercial district

By-law read a first, second and third time this 20th day of March, 2006

(Sgd.) Sylvia Sutherland, Mayor

(Sgd.) Nancy Wright-Laking, Clerk