

THE CORPORATION OF THE CITY OF PETERBOROUGH

BY-LAW NUMBER 06-078

(As Amended by By-Law 07-085)

**A BY-LAW TO AMEND THE ZONING BY-LAW FOR
200 ST. LUKE'S AVENUE**

(MARYCREST – AMADEO DEVELOPMENT INC.)

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

1. By-Law 97-123 is amended by adding thereto a new Section 354 – Special District 324 (SP.324) as follows:

“SECTION 354

SPECIAL DISTRICT 324 (SP.324)

- 354.1 For the purpose of this by-law, land use district “Special District 324” is hereby established and may be referred to by the symbol “SP. 324”.

PERMITTED USES:

- 354.2 No person shall within an SP.324 District use any land or erect, alter or use any building or part thereof for any reason other than:

- i) dwelling unit

REGULATIONS:

- 354.3 No person shall within an SP.324 District use any land or erect, alter or use any building or part thereof except in accordance with the following regulations:

a) Maximum number of dwelling units	76
b) Maximum building floor area	7,250 square metres
c) Minimum building setbacks:	
i) side lot line	The lesser of the existing or 6 m
ii) rear lot line	The lesser of the existing or 2 m
d) minimum lot area per dwelling unit	68 square metres
e) maximum building coverage	40%
f) maximum number of storeys	4
g) maximum lot coverage by open parking areas, driveways and vehicle movement areas	40%
h) Notwithstanding the parking requirements of Section 4.2 a minimum of one parking space per dwelling unit shall be provided.	
j) Notwithstanding the parking requirements of Section 4.3.1:	
i) not more than nine (9) of the required parking spaces shall be 2.4 metres by 5.7 metres.;	
ii) not more than two (2) of the required parking spaces shall be 2.7 metres by 5 metres.	

- 354.4 SP.324 District is hereby designated as a residential district.
- 354.5 The 'H' – Holding Symbol will be removed from the Zoning By-law upon the following:
 - 354.5.1 Site Plan Approval is granted for the subject property to address proposed changes to the parking and driveway configurations, walkways and proposed on-site parking and roof top garden/amenity area;
 - 354.5.2 Submission of Structural Engineering Report, to the satisfaction of the Chief Building Official, confirming the feasibility of the required changes to the building, to support the covered parking and roof top garden/amenity space; and
 - 354.5.3 Confirmation of compliance with all applicable building code/fire safety regulations.”

By-law read a first, second and third time this 23rd day of May, 2006

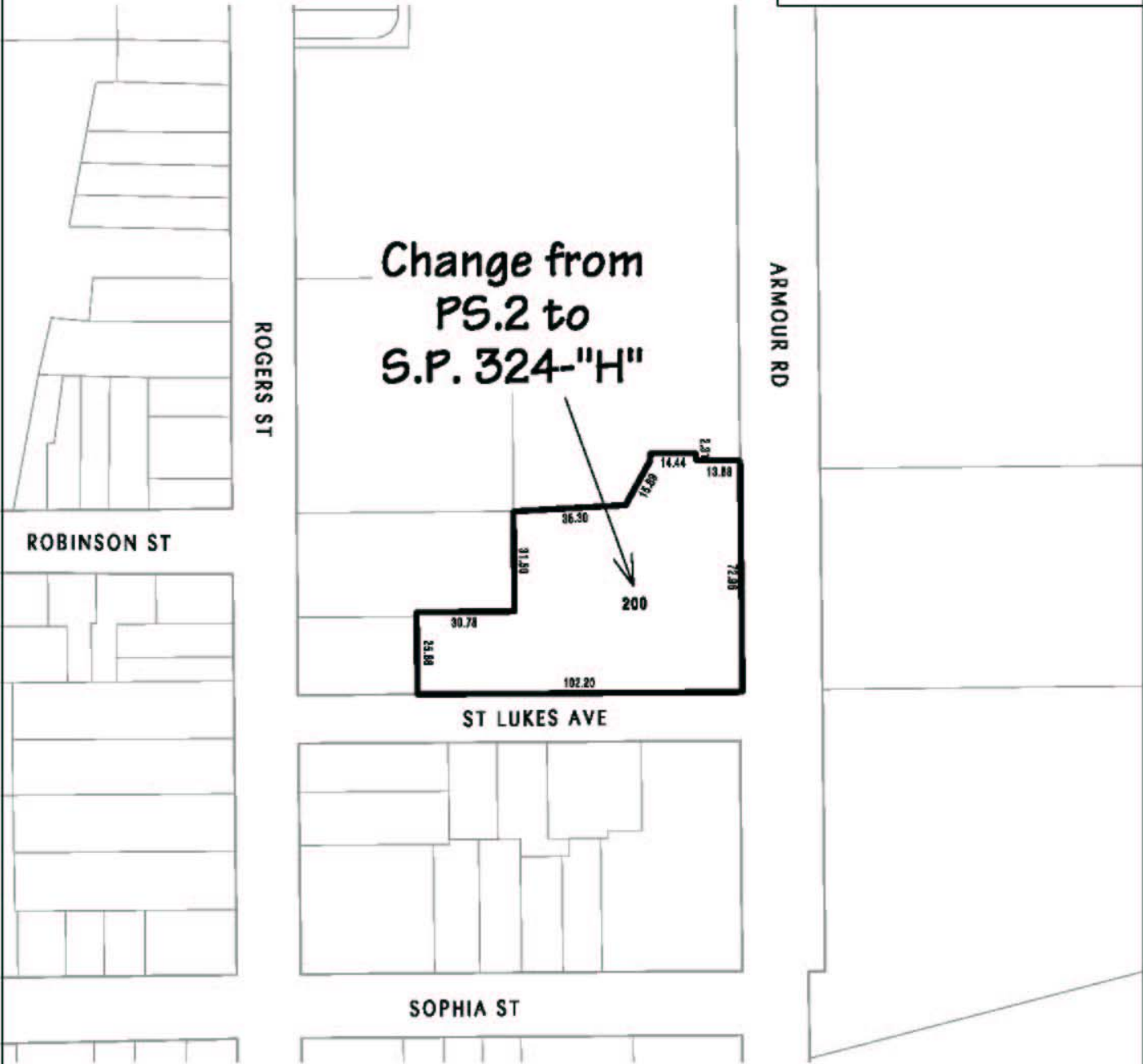
(Sgd.) Sylvia Sutherland, Mayor

(Sgd.) Nancy Wright-Laking, Clerk

Dimensions are in metric



SCHEDULE 'A' TO
BYLAW 2006 -
PASSED THE DAY
OF 2006
MAYOR
CLERK



Peterborough City of

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