

SCHEDULE B

BY-LAW 177-1983

Effective Date: March 16, 1987

"1 NOTWITHSTANDING the provisions of Sections 22.1, 22.2.1 and 22.2.4 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Port Arthur, in the District of Thunder Bay and being composed of Lots Twenty-two (22) and Twenty-three (23), Registered Plan 716,

the following provisions shall apply:

a) PERMITTED USES

- home occupation
- single detached dwelling
- variety store with or without one or more dwelling units to a maximum of two dwelling units located in the same building therewith
- buildings, structures, or uses accessory to a permitted use in this Section

b) Minimum Lot Area:

594.36 square metres

c) Minimum Front and Rear Yard

A combined front yard and rear yard of 15.0 metres shall be maintained, provided however, that a minimum front yard of 3.0 metres and a minimum rear yard of 12.0 metres shall be required."

BY-LAW 177-1983

Effective Date: March 16, 1987

"2 NOTWITHSTANDING the provisions of Sections 5.12.4, 5.13.1 d) iv), 5.13.4, 5.13.9, 5.14.1, 28.2.1a), 28.2.3a), 28.2.5a), 28.2.7a) and 28.2.8b) of this By-law, as they apply to a Senior Citizen Dwelling when situated on the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of thunder Bay, formerly in the City of Fort William, in the District of Thunder Bay and being composed of the whole of Lots Fifty-two (52) to fifty-eight (58) both inclusive, and the Southerly 3.048 metres in perpendicular width throughout from front to rear of Lot Fifty-one (51), Registered Plan W-84,

the following provisions shall apply:

a) Number of Loading Spaces Required

Zero spaces

b) Angle of Parking

over 80 degrees up to and including 90 degrees

Minimum Aisle Width

6.0 metres

c) Dimensions of Parking Spaces:

The provisions of Section 5.13.4 shall apply except that a maximum of four (4) required parking spaces may have minimum rectangular dimensions of 2.7 metres by 5.0 metres.

d) Parking Spaces Required:

0.46 spaces per unit

e) PERMITTED YARD ENCROACHMENTS

(i) Architectural Features:

In addition to the projections permitted in Section 5.14.1, a canopy shall be permitted to project into a required front yard provided such canopy remains clear of the front lot line.

f) Minimum Lot Area:

900.0 square metres for the first seven dwelling units plus 24.0 square metres for each additional dwelling unit.

g) Minimum Front Yard:

1.5 metres

h) Minimum Interior Side Yard :

2.3 metres

i) Minimum Rear Yard:

3.0 metres

j) Maximum Height

4 storeys"

BY-LAW 177-1983

Effective Date: March 16, 1987

"3 Repealed by By-law 188-1986

Effective Date: March 16, 1987

BY-LAW 177-1983

Effective Date: March 16, 1987

"4 NOTWITHSTANDING the provisions of Section 27.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the Township of McIntyre, in the District of Thunder bay and being composed of Lots Seven (7), Eight (8), and Twelve (12), Registered Plan 669,

the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 27.1, a radio, and T.V. repair shop and computer sales and service shop which may include a dwelling unit when located in the same building therewith shall also be permitted."

BY-LAW 177-1983

Effective Date: March 16, 1987

"5 NOTWITHSTANDING the provisions of Section 13.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Port Arthur, in the District of Thunder Bay and being composed of Lots Seven (7) and Eight (8), Block Fifty-three (53), Registered Plan 627 and hereinafter referred to as the 'said lands', the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 13.1, a service shop and a warehouse shall also be permitted, but only when situated in the accessory building existing on the said lands on the effective date of this By-law.

b) Rebuilding or Repair:

Should the said accessory building be damaged by accidental fire or natural disaster to the extent of more than sixty percent (60%) of its value, it shall not be restored except in conformity with the permitted uses and regulations of Section 13 unless a decision of the Committee of Adjustment rules otherwise;

For the purpose of this Subsection, 60% of the value is exclusive of walls below grade and shall be determined at the date of damage by fair building standards and two estimates by certified appraisers shall be obtained with the average estimated percentage deemed to be the percent of the building damaged.

c) Restoration:

Subject to (b) above, nothing in this By-law shall prevent the strengthening or restoration to a safe condition of all or part of the said accessory building provided that such repair or restoration does not increase the height, size or volume or change in any way the use of the said accessory building except in conformity with the permitted uses of Section 13."

BY-LAW 177-1983

Effective Date: March 16, 1987

"6 NOTWITHSTANDING the provisions of Section 12.2.2(c) of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the Township of McIntyre, in the District of Thunder Bay and being composed of Lot Twenty-two (22), Registered Plan 634,

the following provision shall apply:

a) Minimum Lot Frontage:

Lots with municipal water and municipal sewage disposal:

13.3 metres."

BY-LAW 177-1983

Effective Date: March 16, 1987

Amended by BY-LAW 188-1986

Effective Date: March 16, 1987

Amended by By-law 27-1987

Effective Date: March 16, 1987

"7 NOTWITHSTANDING the provisions of Section 13.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate lying and being in the City of Thunder Bay, formerly in the City of Port Arthur, in the District of Thunder Bay and being composed of Lot Seventy-two (72), Registered Plan M-18, and hereinafter referred to as the 'said lands', the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 13.1, a variety store, which may include a maximum of one (1) dwelling unit, shall also be permitted but only when situated in the building existing on the said lands on the effective date of this By-law.

b) Rebuilding or Repair

Should the said building be damaged or destroyed by accidental fire or natural disaster, this By-law does not prevent the reconstruction or replacement of the said building to its prior dimensions or to smaller dimensions and at its prior location or at a location that would be more in conformity with the regulations of Section 13.2, provided however, that there shall be no change in the use of the said building except in conformity with the permitted uses of Section 13.

c) Restoration

Subject to (b) above nothing in this By-law shall prevent the strengthening or restoration to a safe condition of all or part of the said building provided that such repair or restoration does not increase the height, size or volume or change in any way the use of the said building except in conformity with the permitted uses of Section 13."

BY-LAW 177-1983

Effective Date: March 16, 1987

Amended by BY-LAW 12-1994

Effective Date: January 24, 1994

"8 (1) NOTWITHSTANDING Section 19.1., 19.2.3, 19.2.8 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay formerly in Township of McIntyre, in the District of Thunder Bay and being composed of Lots Fourteen (14) and Fifteen (15), Registered Plan 624,

the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 19.1 a cabinet making, millwork, lumber yard and related retail commercial activity shall also be permitted.

b) Minimum Front Yard

The provisions of Section 19.2.3 shall apply except that all buildings, structures and open storage associated with a cabinet making, millwork, lumber yard and related retail commercial activity shall be located in the rear yard of the single detached dwelling, but shall comply with all other minimum yard requirements.

c) Maximum Lot Coverage:

The total lot coverage of all buildings and structures used for the purposes described in Clause 8.1.a) of this paragraph, or for purposes accessory thereto, shall not exceed twenty (20%) of the lot area of the lot."

d) Maximum Number of Main Buildings per Lot

No maximum, provided however, that only one single detached dwelling shall be permitted.

(2) NOTWITHSTANDING any provision of this By-law to the contrary, in the case of the lands and premises described in subparagraph (1) of this paragraph, no driveway access shall be permitted along the exterior side lot line."

a) Lot Line, Front

For the purposes of this By-law the front lot line shall be considered to be the lot line adjacent to Marks Street.

b) Lots with more than one Use

The provisions of Section 5.9 shall not apply.

c) Off Street Loading Space Requirements

The provisions of Section 5.12 shall not apply.

d) Off Street Parking Requirements

(i) Access to parking Areas and Spaces:

The provisions of Sections 5.13.1a), 5.13.1b), and 5.13.1d) shall not apply.

(ii) Calculation of Spaces:

The provisions of Section 5.13.3b) shall not apply.

(iii) Dimensions of Parking Spaces:

Any required parking space shall have a width of not less than 2.74 metres and a length of not less than 5.48 metres. The provisions of Sections 5.13.4a), 5.13.4b), 5.13.4c) and 5.13.4d) shall not apply.

(iv) Underground Parking Area:

The provisions of Section 5.13.8 shall not apply.

(v) Parking spaces Required:

The provisions of Section 5.13.9a) and 5.13.9b) shall not apply. A minimum of 1.22 parking spaces must be provided for each residential dwelling unit.

e) Sight Triangles

The provisions of Section 5.18 shall not apply.

f) PERMITTED USES

It shall be permissible to use the lands described herein for an apartment dwelling containing not more than ninety (90) dwelling units and sub-grade and above grade parking facilities. In addition, the following uses may be permitted on the ground floor of the building only:

- bake shop
- bank
- community clinic
- drug store
- dry cleaning depot
- food store
- office
- personal service shop
- retail store
- restaurant
- service shop
- variety store
- buildings, structures or uses accessory to a permitted use

g) Regulations

(i) Minimum Lot Area:

The minimum lot area shall be the lot area of the lots described in this paragraph.

(ii) Minimum Interior Side Yard:

There shall be no minimum interior side yard requirement.

(iii) Minimum Rear Yard:

There shall be no minimum rear yard requirement.

(iv) Maximum Height:

No part of the area shown as 'Decked and Sub-Grade Parking' on Exhibit 1 to and forming part of this paragraph shall exceed 2.7 metres in height but this regulation shall not be interpreted to restrict the height of lighting poles or landscaping features. No Part of the area shown as 'APARTMENT BUILDING' on the said Exhibit shall be permitted to exceed 10 storeys in height. A reef top amenity area and any item specified by Section 5.6.1, Height Exemptions, will be permitted to exceed this maximum 10 storey height regulation.

(v) Buffering:

The provisions of Section 24.2.8 shall not apply.

h) ADDITIONAL REGULATIONS

No building or structure shall be erected unless it is in conformance with Exhibit 1 to and forming part of this paragraph and the portion of the building or structure that is to be used for actual dwelling purposes or used for the permitted uses described heretofore, shall be restricted to that area of the lot specified on the said Exhibit."

BY-LAW 177-1983

Amended by By-law 172-1977

Effective Date: March 16, 1987

Effective Date: July 28, 1997

"12 NOTWITHSTANDING the provisions of Sections 5.13.1a), 5.13.1b), 5.13.1c), 5.13.1D) 5.13.6 and 24.1 of this Bylaw, in the case of the lands and premises being more particularly described as follows namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Fort William and being composed of Lot 239, Registered Plan M-10,

the following provisions shall apply:

a) Access to Parking Areas and Spaces

Each parking area containing three or more parking spaces shall have unobstructed access to an aisle leading to a driveway or shall have direct access to a street or lane. The provisions of Section 5.13.1a), 5.13.1b), and 5.13.1d) shall not apply.

b) Location of Parking Areas

It shall be lawful to use Lot 239, Registered Plan M-10, for parking lots accessory to a permitted use contained on Lots 233 to 238, both inclusive, Registered Plan M-10, provided however, that Lot 239, Registered Plan M-10, and Lot 345, Registered Plan M-13 shall not be used to determine the minimum lot area requirements for the main use contained on Lots 233 to 238, both inclusive, Registered Plan M-10.

c) PERMITTED USES

- A parking lot accessory to a permitted use contained on Lots 233 to 238, both inclusive, Registered Plan M-10
- building structure or uses accessory to the aforementioned parking lot
- no other use listed in Section 24.1 shall be permitted"

BY-LAW 177-1983

Effective Date: March 16, 1987

"13 NOTWITHSTANDING the provisions of Sections 23.1 of this By- law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Port Arthur, in the District of Thunder Bay and being composed of Lots Thirty (30) to Thirty-four (34), inclusive, Block Forty-four (44), Registered Plan M-25, plus a sixteen (16) foot laneway at the rear of Lots Thirty (30) to Thirty-four (34),

the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 23.1, an office, including but not limited to an office of Handicap Action; a general repair area specifically associated with an office of Handicap action, for minor service of vehicles; and a day nursery shall also be permitted."

BY-LAW 177-1983

Effective Date: March 16, 1987

Amended by BY-LAW 2-1986

Effective Date: March 16, 1987

Amended by BY-LAW 188-1986

Effective Date: March 16, 1987

"14 NOTWITHSTANDING the provisions of Section 5.13.9 and 37.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Fort William, in the District of Thunder Bay and being composed of Lots Thirty-seven (37), to Forty. (40), both inclusive, Block Forty-six (46), Registered Plan W-54,

the following provisions shall apply:

a) Parking Spaces Required

In addition to the requirements listed in Section 5.13.9 a theatre, as permitted in this paragraph, shall provide one space for every six fixed seats and one space for every 6.0 square metres of floor area used for assembly where there are no fixed seats.

b) PERMITTED USES

In addition to the uses listed in Section 37.1 a theatre for live performances which may include facilities for the serving of refreshments (alcoholic or non-alcoholic) and the sale of retail articles when associated with the main use shall also be permitted."

BY-LAW 177-1983

Effective Date: March 16, 1987

Amended by BY-LAW 188-1986

Effective Date: March 16, 1987

"15 NOTWITHSTANDING the provisions of Sections 5, 35.1 and 35.2, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the Township of McIntyre, in the district of Thunder Bay and being composed of a portion of the Northwest Quarter of Section 49 and more particularly shown as the 'Development Area' on Exhibit 1 to and forming part of this paragraph,

the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 35.1, an office and mechanical service building and asphalt plant shall also be permitted provided that:

- (i) there shall be no truck traffic on the site or on any road of access to the site or noise generated on the site prior to 7 a.m. provided that light trucks of company employees travelling to or from work may be permitted at any time.
- (ii) the asphalt plant shall cease operation at 6 p.m. and no loaded trucks shall leave the site after that time unless there are unusual circumstances created by job type or location which necessitates the extension of the hour of operation. The company may, under such unusual circumstances, extend the operation of the asphalt plant to 7 p.m. Any question as to whether unusual circumstances have existed will be determined, upon application of any interested party by the City Engineer or his nominee. The reasonable expenses of such application shall be borne by the company.
- (iii) trucks used in connection with the plant operation will be permitted to return to the site within a reasonable time from the cessation of the plan operation.

b) Regulations

The regulations of Sections 5 and 35.2 shall apply except in the case of the additional permitted use listed in (1)a) in which case the following shall apply:

- (i) To minimize nuisance caused by dust all roads on the site in the vicinity of the plant, and the shoulder of Oliver Road from the expressway to the access road to the plant, shall be paved without charge by the company (subject to agreement by the road authority in the case of Oliver Road).
- (ii) While the asphalt plant is in operation on the site the company shall not exercise any rights it may have for blasting, drilling or crushing at the said site.
- (iii) Any office and mechanical service building constructed upon the lands within the said Development Area shall not be nearer than 53.34 metres and not further than 167.64 metres from the Easterly boundary of the said Development Area, and shall not be nearer than 7.62 metres and not further than 68.58 metres from the Southerly boundary of the said Development Area.
- (iv) Any asphalt plant constructed upon the land within the said Development Area shall not be nearer than 121.92 metres and not further than 274.32 metres from the Easterly boundary of the said Development Area, and shall not be nearer than 213.36 metres not further than 396.24 metres from the Southerly boundary of the said Development Area.
- (v) So long as the said lands designated as Development Area are used for the purposes provided herein, the owner of the lands within the 'Property Limits' shown on Exhibit 1 hereto shall preserve and maintain the present treed buffer strip situated within the area shown hatched on the said Exhibit and designated on the said Exhibit as 'Treed Buffer' and shall take all reasonable steps from time to time to replant trees within the said Treed Buffer to insure that the quality and thickness of the growth is maintained.

- (vi) Notwithstanding the foregoing, the owners of the lands within the said 'Property Limits' shall be entitled to use and maintain and to widen to width of not more than 15.24 metres the roadway presently used for access to Oliver Road.
- (vii) No part of the lands to the south of the Southerly boundary of the said Development Area marked on Exhibit 1 hereto shall be used for any parking purposes."

BY-LAW 177-1983

Effective Date: March 16, 1987

"16 NOTWITHSTANDING the provisions of Section 13.1 and 13.2.9b) of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Port Arthur, in the District of Thunder Bay and being composed of Lots Sixteen (16), to Eighteen (18), both inclusive, Block 27, Registered Plan 147,

the following provision shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 13.1, a messenger and transfer service which may include facilities for the storage, maintenance and repair of vehicles used by the service shall also be permitted.

b) Regulations

The regulations contained in Section 13.2 for a single family dwelling shall apply to the messenger and transfer service except for the following:

(i) Maximum Number of Main Buildings per Lot:

Two."

BY-LAW 177-1983

Effective Date: March 16, 1987

"17 NOTWITHSTANDING the provisions of Section 27.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the City of Thunder Bay (formerly in the Township of Neebing), in the District of Thunder Bay, and Province of Ontario, and being composed of:

FIRSTLY:

That part of the West Half from front to rear of Lot Number 14 in the First Concession of the said former Township of Neebing, South of the Kaministikwia River which lies North of the Northerly limit of the International Highway as established in 1952, containing 41.293 acres, more or less.

The said Northerly limit of the said International Highway as established in 1952, in the said West half of said Lot Number 14 in the First Concession of the said former Township of Neebing, South of the Kaministikwia River is shown on Plan of survey Number P2572-1 attached to Notice of Expropriation dated the 2nd day of August, 1951 and registered the 12th day of September, 1951, in the Land Registry Office for the Registry Division of Thunder Bay (formerly the Registry Division of the District of Fort William) in Book for township of Neebing as Number 5956, and is more particularly described as follows:

PREMISING that all bearings herein are astronomic and are referred to the meridian through the intersection of the highway sub-tangent with the Westerly limit of Neebing Avenue in longitude 80° 17' 45" West;

COMMENCING at the point of intersection of the northwesterly limit of the King's Highway also known as the International Highway, with the West limit of Lot Number 14, and which said point is distant 453.24 feet measured North 0° 04' 30" East along the West limit of Lot Number 14 from the Southwest corner of Lot Number 14 marked by an iron bar;

THENCE North 0° 04' 30" East along the West limit of Lot Number 14 a distance of 91.19 feet to the point of commencement;

THENCE North 47° 21' 30" East, a distance of 843.88 feet to a Department of Highways Monument;

THENCE North 47° 21' 30" East a distance of 97.01 feet, more or less, to a point in the division line between the East Half and the West Half of said Lot Number 14 as described in instrument number 6273.

EXCEPTING THEREOUT AND THEREFROM all that portion of the above described land conveyed from The Director, The Veterans' Land Act to Her Majesty the Queen, in the Right of the Province of Ontario, represented by the Minister of Highways for the Province of Ontario by instrument dated September 29th, 1966 and being designated as part 1 shown outlined on Plan of Survey P-8069-7 attached to the above mentioned instrument.

SECONDLY:

That portion of Lot Fifteen (15) in Concession One of the said township of Neebing South of the Kaministiquia river more particularly described as follows:

COMMENCING at the point of intersection of the East Limit of the said Lot and the Northerly limit of Highway 61 as said highway is shown on Plan of Survey P 2572-1 registered as No. 5956, said point being distant four Hundred and Seventy-six and Thirty-seven One-hundredths (476.37') Feet from the South-east angle of said Lot;

THENCE North 0°, 04 minutes, 30 seconds, East along said East Limit, One thousand, four Hundred and Twenty-four and Sixty-eight One-Hundredths (1,424.68') Feet;

THENCE North 89° 55 minutes, 30 seconds, West One Hundred and Twenty-One and Four tenths (121.4') Feet;

THENCE South 0°, 04 minutes, 30 seconds, West One thousand, five Hundred and Thirty-five (1,535.00') Feet more or less to the Northerly limit of said highway;

THENCE North-easterly following the Northerly limit of said highway on a curve to the left having a radius of Two Thousand, Eight Hundred and Fourteen and Seventy-nine One hundredths (2,814.79') Feet, the chord equivalent being Eighty and Sixty-three One-hundredths (80.63') Feet on a bearing of North 48°, 10 minutes, 45 seconds, East;

THENCE North 47°, 21 minutes, 30 seconds, East Eighty-three and Fifty-one One-hundredths (83.51') Feet to the point of commencement. Bearings are referred to the East limit of Lot Fifteen (15) shown as North 0°, 04 minutes, 30 seconds, East on said Plan of Survey P 2572.1;

SAVING AND EXCEPTING therefrom that portion of the said Lot fifteen (15), Concession One, expropriated by the Department of Highways for the Province of Ontario designated as Part 2 on Plan Number P 2572-18.

THIRDLY:

That part of Lot Fifteen (15), in the First Concession South of the Kaministiquia River, in the said Township, more particularly described as follows:

The Northerly Three and Four tenths (3.4) acres of the Easterly 7½ acres of Lot 15, Concession 1 – SR, which may be more particularly described as follows:

COMMENCING at the South Easterly angle of the said Lot 15;

THENCE, North Zero (00) degrees, Nine (09) minutes and Thirty (30) seconds East along the East boundary of the said Lot One thousand Nine Hundred and One and Five One Hundredths (1901.05) feet to an Iron Post planted and the place of beginning;

THENCE, North Eight-nine (89) degrees, Fifty (50) minutes and Thirty (30) seconds west, One Hundred and Twenty-eight (128.0) feet to an Iron Post planted;

THENCE, North Zero (00) degrees and Nine (09) minutes and Thirty (30) seconds East, One thousand and Eighty-nine and Twenty One Hundredths (1089.20) feet to a point in the Easterly limit of the allowance for road of the East bank of the Kaministiquia River;

THENCE, North Easterly, downstream along the said Easterly limit of the allowance for road, to the East boundary of the said lot;

THENCE, South Zero (00) degrees Nine (09) minutes and thirty (30) seconds West along the last mentioned limit, One Thousand, Two Hundred and Eighty-five and Thirty five One Hundredths (1285.35) feet more or less to the place of beginning, the same containing by admeasurement three and Four tenths (3.4) acres, more or less and being more particularly shown outlined in Yellow on plan of Survey by Ontario Land Surveyor, John Prystanski, dated at Port Arthur, Ontario, the 7th day of June, A.D. 1954

FOURTHLY

That portion of Lot fifteen (15), Concession ONE (1), South of the Kaministiquia River, being designated as PART TWO (2) THREE (3) and FOUR (4) on Description REFERENCE PLAN 55R-3200.

the following provisions shall apply:

a) PERMITTED USES:

In addition to the uses listed in Section 27.1 a motor vehicle racetrack which may include dwelling unit for the owner or caretaker residing on the same lot therewith may also be permitted."

BY-LAW 177-1983

Effective Date: March 16, 1987

"18 NOTWITHSTANDING the provisions of Section 27.1 of this By-law in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate lying and being in the City of Thunder Bay (formerly Port Arthur), in the District of Thunder Bay and being composed of:

FIRSTLY

Lot Number Seventy-two (72) on the west side of Hill Street according to a Plan registered in the Registry Office for the Registry Division of Thunder Bay as Number 157.

SECONDLY

The Westerly One Hundred and Twenty-eight feet (128') of Lot Thirteen (13), on the East Side of Hill Street, in the said city according to a Plan filed in the Registry Office for the Registry Division of Thunder bay East as Number 1999, which said Parcel is more particularly described as follows:

COMMENCING : at the South-west angle of the said Lot 13;

THENCE: Northerly along the Westerly boundary of the said Lot which is also the Easterly boundary of Hill Street, in the said City to the North-westerly angle of the said Lot;

THENCE: Easterly along the Northerly boundary of the said Lot to a point therein distant Seventy Feet (70') measured Westerly thereon from the North-easterly angle of the said Lot;

THENCE: Southerly in a straight line to a point in the Southerly boundary of the said Lot distant Seventy Feet (70') measured Westerly thereon from the South-easterly angle of the said Lot:

THENCE: Westerly along the Southerly boundary of the said Lot to the point of commencement;

THIRDLY:

The Southerly Thirty-seven and one-half (S.37½) feet of Lot Seventy-one (71), on the west side of Hill Street in the Russell Addition, according to a Plan registered in the Registry Office for the Registry Division of Thunder Bay East at the City of Thunder Bay as Number 157, and which is more particularly described as follows:

COMMENCING at the South-Easterly angle of the said Lot Seventy-one (71);

THENCE Northerly Thirty-seven and one-half (37½) feet along the easterly boundary of the said Lot which is also the Westerly limit of Hill Street;

THENCE Westerly parallel to the Southerly boundary of the said Lot One Hundred and eighty-one and one-half (18½) feet, more or less, to the Westerly boundary of the said Lot;

THENCE Southerly thirty-seven and one-half (37½) feet along the Westerly boundary of the said Lot to the South westerly angle of the said lot;

THENCE Easterly One Hundred and eight-one and one-half (181½) feet, more or less, along the Southerly boundary of the said Lot to the South-east angle thereof, the POINT OF COMMENCEMENT

FOURTHLY:

A portion of Lot number Ten (10) in the Russell Addition to the said City of Port Arthur, being a subdivision of Lot Number One (1) Concession Thirteen (13) on the East side of Hill Street, according to a Plan registered in the Registry Office for the Registry Division of Port Arthur as Number 157, more particularly described as follows: COMMENCING at the South-Easterly angle of the said Lot Ten (10); THENCE Westerly along the Southerly limit of the said Lot, seventy (70) feet to the point of commencement of this description; THENCE in a general Northerly direction in a straight line to a point in the Northerly limit of the said lot distant seventy (70) feet measured Westerly along the said Northerly limit from the North-easterly angle of the said Lot; THENCE Westerly along the Northerly limit of the said Lot, one hundred and twenty-eight (128) feet more or less to the North-Westerly angle of the said lot; THENCE Southerly along the Westerly limit of the said lot, Sixty-six (66) feet more or less to the South-westerly angle of the said lot; THENCE Easterly along the Southerly limit of the said Lot, One Hundred and Twenty-eight (128) feet more or less to the point of commencement;

FIFTHLY

Portion of Lot Eleven (11) on the East side of Hill Street, as shown on a Plan registered in the Registry Office for the Registry Division of Port Arthur as Number 157 and may be more particularly described as follows: Commencing at the South-West angle of the said lot; thence Easterly along the South-West angle of the said lot; Thence Easterly along the Southerly limit of the said Lot, One Hundred and Twenty-eight (128) feet; thence Northerly, parallel to the Westerly Limit of the said Lot, to the Northerly limit thereof; thence Westerly along the said Northerly limit, to the North-Westerly angle thereof; thence Southerly along the Westerly limit of the said Lot, to the point of commencement.

hereinafter referred to as the 'said lands',

the following provisions shall apply:

a) PERMITTED USES

A radio and/or television studio and/or a radio and/or television transmitting station shall be permitted only when situated in the buildings existing on the said lands on the effective date of this By-law. Such use may include a private parking area or areas.

b) Rebuilding or Repair

Should any of the said buildings be damaged by accidental fire or natural disaster to the extent of more than sixty percent (60%) of its value, it shall not be restored unless a decision of the Committee of Adjustment rules otherwise;

For the purpose of this subsection, 60% of the value is exclusive of walls below grade and shall be determined at the date of damage by fair building standards and two estimates by certified appraisers shall be obtained with the average estimated percentage deemed to be the percent of the building damaged.

c) Restoration:

Subject to b) above, nothing in this By-law shall prevent the strengthening or restoration to a safe condition of all or part of the said buildings provided that such repair or restoration does not increase the height, size or volume or change in any way the use of the said buildings."

BY-LAW 177-1983

Effective Date: March 16, 1987

Amended by BY-LAW 2-1986

Effective Date: March 16, 1987

"19 NOTWITHSTANDING the provisions of Sections 4.201, 9.1 and 9.2.8 of this By-law, in the case of that portion of the lands and premises being more particularly described as follows, which are zoned RE on Map 6-I to and forming part of this By-law, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the Township of McIntyre, in the District of Thunder Bay and being composed of a portion of Mining Location One (1), Herrick's Survey, in the said Township and which is more particularly described as follows;

COMMENCING at the South-West angle of the said Location;

THENCE Easterly along the South limit of the said Location, One Thousand and Three Hundred and Twenty-two and Sixty-four Hundredths (1,322.64) feet;

THENCE Northerly and parallel with the Westerly limit of the said Location, Three Thousand and One Hundred and Thirty-four (3,134) feet, more or less, to the Southerly limit of the Oliver Road;

THENCE Westerly along the Southerly limit of the Oliver Road, One Thousand and Three Hundred and Twenty-two and Sixty-six Hundredths (1,322.66) feet, more or less, to the West limit of the said Location;

THENCE Southerly along the West limit of the said Location, Three Thousand and Two Hundred and Nineteen and Twenty-five Hundredths (3,219.25) feet, more or less, to the point of commencement.

SAVING AND EXCEPTING therefrom those portions of the said Location being more particularly described as follows:

FIRSTLY

PREMISING that the West limit of the said Location has a bearing of North four (4) degrees, forty-five (45) minutes and thirty-five (35) seconds West and relating all bearings herein thereto:

AND COMMENCING at a point in the West limit of the said Location where it is intersected by the South limit of the Oliver Road, the said point being distant Seventy-five and Fifteen One-Hundredths (75.15) feet measured South four (4) degrees, forty-five (45) minutes and thirty-five (35) seconds East along the said limit of the said Location from the North West angle of the said Location;

THENCE North eighty-nine degrees and twenty-nine (29) minutes East along the South limit of the Oliver Road, Three Hundred (300) feet;

THENCE South four (4) degrees, forty-five (45) minutes and thirty-five (35) seconds East parallel with the West limit of the said Location, Three Hundred (300) feet;

THENCE South eighty-nine (89) degrees, and twenty-nine (29) minutes West Three Hundred (300') feet to the West limit of the said Location;

THENCE North four (4) degrees, forty-five (45) minutes and thirty-five (35) seconds West along the said limit of the said Location, Three Hundred (300) feet to the point of commencement.

SECONDLY

PREMISING that the bearings herein are derived from those shown on plan of expropriation by the Department of Highways and registered in the Registry Office for the Registry Division of Port Arthur as Number 10414;

COMMENCING at a point in the South limit of Oliver Road as shown on the said Plan distant 300.13 feet measured North 89 degrees and 34 minutes East thereon from its intersection with the West limit of the said Location;

THENCE South 4 degrees and 48 minutes East parallel with the West limit of the said Location 267.68 feet;

THENCE South 89 degrees and 15 minutes West, 300 feet to the West limit of the said Location;

THENCE South 4 degrees and 48 minutes East, 230.66 feet along the West limit of the said Location;

THENCE North 89 degrees and 34 minutes East, 400 feet;

THENCE North 4 degrees and 48 minutes West, 500 feet to the Southerly limit of Oliver Road, as shown on the said Plan;

THENCE North 89 degrees and 34 minutes West along the said limit of the said Oliver Road, 99.87 feet to the point of commencement.

THIRDLY

Commencing at a point in the Southerly limit of the Oliver Road as shown on plan of Expropriation by the Department of Highways and registered in the Registry Office for the Registry Division of Port Arthur as Number 10414, the said point being distance 400 feet measured Easterly along the said limit of the said Road from its intersection with the West limit of the said Location;

THENCE Southerly parallel with the West limit of the said Location, 500 feet;

THENCE Easterly parallel with the said Southerly limit of the Oliver Road, 50 feet;

THENCE Northerly parallel with the West limit of the said Location, 500 feet to the said Southerly limit of the Oliver Road;

THENCE Westerly along the said limit of the Oliver Road, 50 feet to the point of commencement.

FOURTHLY

COMMENCING at a point in the West limit of the said location distance 500 measured Southerly thereon from its intersection with the South limit of the Oliver Road as shown on plan of expropriation by the Department of Highways filed in the Registry Office at Port Arthur as Number 10414;

THENCE Easterly parallel with the South Limit of the said Oliver Road, 450 feet;

THENCE Southerly parallel with the West limit of the said Location, 2660.29 feet, more or less, to the South limit of the said Location;

THENCE Westerly along the said limit of the said Location, 448.71 feet, more or less, to the South West angle of the said Location;

THENCE Northerly along the West limit of the said Location, 2688.59 feet, more or less, to the point of commencement.

FIFTHLY

COMMENCING at a point in the South limit of the Oliver Road as shown on plan of expropriation by the Department of Highways filed in the Registry Office for the Registry Division of Port Arthur as Number 10414, the said point being distant 1204.69 feet measured Easterly along the said limit of the Oliver Road from the West limit of the said Location;

THENCE continuing Easterly along the said limit of the Oliver Road, 120 feet;

THENCE Southerly parallel with the West limit of the said Location, 380 feet;

THENCE Westerly parallel with the South limit of the said Oliver Road, 120 feet;

THENCE Northerly parallel with the West limit of the said Location, 380 feet to the point of commencement.

SIXTHLY

COMMENCING at a point in the South limit of the Oliver Road as widened as shown on plan of expropriation by the Department of Highways and registered in the Registry Office for the Registry Division of Port Arthur as Plan Number 10414, the said point being distant 450 feet measured Easterly along the said limit of the said Road from the West limit of the said Mining Location;

THENCE continuing Easterly along the said limit of the said Road, 200 feet;

THENCE Southerly and parallel with the West limit of the said Location, 500 feet;

THENCE Westerly parallel with the said South limit of the said Road, 200 feet;

THENCE Northerly parallel with the West limit of the said Mining Location, 500 feet to the point of commencement.

hereinafter referred to as the 'said lands'.

the following provisions shall apply:

a) DEFINITIONS

For the purpose of this paragraph a Service Shop means a light industrial use in a building or part thereof operated for the sole purpose of repairing or servicing articles, goods, or merchandise, not being vehicles.

b) PERMITTED USES

In addition to the permitted uses listed in Section 9.1, the following shall also be permitted, but only when situated in the buildings existing on the said lands on the effective date of this By-law:

- a service garage for highway tractor trailers
- a warehouse
- a light industrial or manufacturing use totally conducted within the said buildings and which does not involve the production, storage, or main use of obnoxious hazardous or offensive chemicals, fumes or other materials
- truck depot
- a service shop

c) Rebuilding or Repair:

Should the said buildings be damaged or destroyed by accidental fire or natural disaster, this By-law shall not prevent the reconstruction of the said buildings to their prior dimensions or to smaller dimension at their prior location.

d) Restoration:

Subject to (c) above, nothing in this By-law shall prevent the strengthening or restoration to a safe condition of all or part of the said buildings provided that such repair or restoration does not increase the height, size or volume of the said buildings.

e) Maximum Number of Main uses and Main Buildings Per Lot;

The provision of Section 9.2.8 shall apply for those uses listed in Section 9.1. For the additional uses listed in b) above, the following shall apply:

i) Uses:

no maximum

ii) Buildings:

two only."

BY-LAW 177-1983

Effective Date: March 16, 1987

"20 NOTWITHSTANDING the provisions of Section 27.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of lands and premises situate, lying and being in the City of Thunder Bay formerly in the Township of McIntyre, in the District of Thunder Bay and being more particularly described as follows, namely:

FIRSTLY

A Portion of Lot Six (6), in the Subdivision of the Southeast Quarter of Section 49 as shown on a Plan registered in the Registry Office for the Registry Division of Thunder Bay as Number 760, and which said portion is more particularly described as follows:

PREMISING that the North limit of the said Lot has a bearing of South 89 degrees and 45 minutes East and relating all bearings herein thereto;

COMMENCING at a point in the North limit of the said Lot distance 112.96 feet measured Easterly thereon from the Northwest angle of the said Lot;

THENCE South 0 degrees, 57 minutes and 30 seconds East, 186.29 feet, more or less, to the Northern limit of the Oliver Road as shown on Plan P-2890-13 by the Department of Highways filed in the Registry Office at Thunder Bay as Number 10437;

THENCE Easterly along the said limit of the said Highway, 428.81 feet, more or less, to the East limit of the said Lot;

THENCE Northerly along the East limit of the said Lot, 99 feet, to the Northeast angle of the said Lot;

THENCE Westerly along the North limit of the said Lot, 415.78 feet, more or less, to the point of commencement;

SAVING AND EXCEPTING therefrom Part 1 on Department of Highways Plan of Survey P-2890-24, registered as Instrument Number 125205.

SECONDLY:

A Portion of the Northeast Quarter of Section 49, in the said City, containing 0.53 acres, more or less, more particularly described as follows

PREMISING that the North limit of Lot Six (6) according to Plan of Subdivision registered in the Registry Office for the registry Division of Thunder Bay as Number 760 has a bearing of South 89 degrees and 45 minutes East and relating all bearings herein thereto;

COMMENCING at the Northeast angle of the said Lot Six (6);

THENCE Northerly parallel to the East limit of the said Quarter Section 66 feet;

THENCE North 89 degrees and 45 minutes West parallel to the North limit of the said Lot Six (6), 351.73 feet, more or less, to intersect a line drawn North 0 degrees, 57 minutes and 30 seconds East from a point in the North limit of the said Lot Six (6) distant 178.97 feet measured Easterly thereon from the Northwest angle of the said Lot Six (6);

THENCE South 0 degrees, 57 minutes and 30 seconds West, 66.01 feet, more or less, to the North limit of the said Lot six (6);

THENCE South 89 degrees and 45 minutes East along the North limit of the said Lot 6, 350.65 feet, more or less, to the point of commencement.

THIRDLY

A portion of Lot Number 7, according to a Plan registered in the Registry Office for the Registry division of Port Arthur as Number 760, and more particularly described as follows:

COMMENCING at a point in the East limit of the said Lot where it is intersected by the South limit of the Oliver road as widened as shown on Department of Highways Plan registered in the Registry Office for the Registry division of Port Arthur as Number 10437 for McIntyre;

THENCE South 74 degrees, 37 minutes West along the said limit of the said Highway 290 feet, 5 inches, more or less, to a point distant 125 feet Easterly along the said limit of the said highway from its point of intersection with the West limit of the said Lot Number 7;

THENCE Southerly and parallel with the West limit of the said Lot 542.78 feet;

THENCE South 74 degrees, 37 minutes West parallel with the said limit of the said Highway 125 feet to the West limit of the said Lot;

THENCE South along the West limit of the said Lot 387.64 feet, more or less, to the Southwest angle of the said Lot;

THENCE East along the South limit of the said Lot 400 feet, more or less, to the Southeast angle of the said Lot;

THENCE North along the East limit of the said Lot 1,013.55 feet more or less to the point of commencement,

the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 27.1, the storage of buses shall also be permitted."

BY-LAW 177-1983

Effective Date: March 16, 1987

"21 NOTWITHSTANDING THE PROVISIONS OF Section 39.1 of this By-law, in the case of the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the Township of McIntyre, in the District of Thunder Bay and being composed of a portion of the Northwest Quarter of Section Fifty (50) in the said Township and which is more particularly described as follows:

Premising that the west limit of the said section has a bearing of North and relating all bearings herein thereto and commencing at the South West angle of the said Quarter Section;

THENCE easterly along the southerly limit of the said Quarter Section Two Hundred and Twenty-four and Seventy-eight Hundredths (224.78) feet to the North limit of the Oliver Road;

THENCE north seventy-five (75) degrees and Thirty-six and one-half (36.5) minutes east along the said limit of Oliver Road, One hundred and Sixty-six and Sixty-eight Hundredths (166.68) feet, which said point is the point of commencement, for this description;

THENCE continuing North seventy-five (75) degrees and thirty-six and one-half (36.5) minutes east along the said limit of the Oliver Road, Six Hundred and Thirty-one and Eight-Three Hundredths (631.83) feet;

THENCE north Nine Hundred and Eight-nine (989) feet;

THENCE west six hundred and Twelve (612) feet to intersect the line drawn on a bearing of north from the point of commencement;

THENCE south along the said line, One Thousand, One Hundred and Forty-six and Seventeen Hundredths (1146.17) feet, more or less to the point of commencement,

the following provisions shall apply:

a) PERMITTED USES

In addition to the uses listed in Section 39.1, a drive-in theatre shall also be permitted."

BY-LAW 49-1986

Effective Date: March 16, 1987

"22 NOTWITHSTANDING the zone designation thereof as shown on zoning Map 5-0 of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the city of Thunder Bay, formerly in the City of Port Arthur, in the District of Thunder Bay and being composed of Lots One (1) and Two (2), Block Ten (10), Registered Plan 147,

are hereby removed from the "R2" – Residential One and Two Unit Zone and designated as part of the "NC2" – Neighborhood Commercial zone 2."

BY-LAW 49-1986

Effective Date: March 16, 1987

"23 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 8-N of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Fort William, in the District of Thunder Bay and being composed of Lot Eight (8), Registered Plan 43 and Lots Eleven (11) and Twelve (12), Registered Plan 236,

are hereby removed from the "NC2" - Neighbourhood Commercial Zone 2 and designated as part of the "CIN" – Community Institutional Zone."

BY-LAW 49-1986

Effective Date: March 16, 1987

"24 NOTWITHSTANDING the zone designation thereof as shown on Zoning Maps 7-J, 7-K, 8-J and 8-K of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, formerly in the City of Fort William, in the District of Thunder Bay and being composed of Block "C", Registered Plan 869,

are hereby removed from the "NIN" – Neighbourhood Institutional Zone and designated as part of the "OS" – Open Space Zone."

BY-LAW 49-1986

Effective Date: March 16, 1987

"25 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 7-0 of this By-law, the zone designation shown as "Inaccurate Zone Symbol" on EXHIBIT ONE to and forming part of this paragraph shall be "R2" rather than "RM"."

BY-LAW 49-1986

Effective Date: March 16, 1987

Amended by BY-LAW 20-1987

Effective Date: March 16, 1987

"26 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 4-Q of this by-law, the zone designation shown as "Inaccurate Zone Symbol" on EXHIBIT ONE to and forming part of this paragraph shall be "RM2A" rather than "RM2"."

BY-LAW 49-1986

Effective Date: March 16, 1987

Amended by BY-LAW 20-1987

Effective Date: March 16, 1987

"27 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 3-P of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder bay, in the District of Thunder Bay and being composed of a portion of Mining Location 10, Savigny's Survey, more particularly shown as "Subject Property" on EXHIBIT ONE to and forming part of this By-law,

are hereby removed from the "OS" – open space zone and designated as part of the "RE" – Residential Estate Zone."

BY-LAW 49-1986

Effective Date: March 16, 1987

"28 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 9-G of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, in the District of Thunder Bay and being composed of Lots Five (5), Six (6), Seven (7), Eight (8), Nine (9), Fifteen (15), Sixteen (16), Seventeen (17), Eighteen (18), Nineteen (19) and Twenty (20), Registered Plan 742, saving and excepting Part Nineteen (19) of Plan R.R.76,

are hereby removed from the "LI" - Light Industrial Zone and designated as part of the "SI" - Suburban Industrial Zone."

BY-LAW 49-1986
Amended by BY-LAW 20-1987

Effective Date: March 16, 1987
Effective Date: March 16, 1987

"29 NOTWITHSTANDING the zone designation thereof as shown on zoning map 5-Q, of this By-law , the zone line shown as "Zone Line Location" on EXHIBIT ONE to and forming part of this paragraph shall be inserted as shown on the said EXHIBIT to correspond with the zone line shown on zoning Map 5-R of this By-law."

BY-LAW 49-1986
Amended by BY-LAW 20-1987

Effective Date: March 16, 1987
Effective Date: March 16, 1987

"30 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 8-K, of this By-law, the zone line shown as "Zone Line Location" on EXHIBIT ONE to and forming part of this paragraph shall be inserted as shown on the said EXHIBIT and that the zone symbol "R2" be inserted in the location shown as "Zone Symbol Location" on EXHIBIT ONE to and forming part of this paragraph, to correspond with the zone line and zone symbol shown on Zoning Map 8-J of this By-law."

BY-LAW 49-1986
Amended by BY-LAW 20-1987

Effective Date: March 16, 1987
Effective Date: March 16, 1987

"31 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 5-0, of this By-law, the zone line shown as "Zone Line Location" on EXHIBIT ONE to and forming part of this paragraph shall be inserted as shown on the said EXHIBIT and that the zone symbol "NIN" be inserted in the location shown as "Zone Symbol Location" on EXHIBIT ONE to and forming part of this paragraph, to correspond with the zone line and zone symbol shown on zoning Map 6-O of this By-law."

BY-LAW 49-1986

Effective Date: March 16, 1987

"32 NOTWITHSTANDING the zone designation thereof as shown on zoning Map 4-N of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, in the District of Thunder Bay and being composed of Lots 834, 835, 836 and 837, Registered Plan M-37, and Lot 7, Registered Plan 643, and Block "B", Registered Plan M-289,

are hereby removed from the "HC" – Highway Commercial Zone and designated as part of the "R2" – Residential One and Two Unit Zone."

BY-LAW 49-1986
Amended by BY-LAW 20-1987

Effective Date: March 16, 1987
Effective Date: March 16, 1987

"33 NOTWITHSTANDING the zone designation thereof as shown on Zoning Map 8-M of this By-law, the zone designation shown as "Inaccurate Zone Symbol" on EXHIBIT ONE to and forming part of this paragraph shall be "MIN" rather than "NIN" to correspond with the zone symbol shown on Zoning Map 8-L of this By-law."

BY-LAW 49-1986
Amended by BY-LAW 20-1987

Effective Date: March 16, 1987
Effective Date: March 16, 1987

"34 NOTWITHSTANDING the zone designation thereof as shown on Zoning Maps 8-L and 8-M of this By-law, the lands and premises being more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, in the District of Thunder Bay and being composed of Lot One Hundred and Twenty-five (125), Registered Plan M-63 and Lot Fifty-four (54), registered Plan M-63, saving and excepting Part Two (2) of Description Reference Plan FWR-109, more particularly shown as "Subject Property" on EXHIBIT ONE to and forming part of this paragraph,

are hereby removed from the "NIN" - Neighbourhood Institutional Zone and designated as part of the "CIN" - Community Institutional Zone."