

**Explanation of the Purpose and Effect of
By-law X**

The subject lands are a parcel of land known municipally as 61 Melville Street in Niagara-on-the-Lake.

Purpose

The purpose of this By-law is to re-zone the Subject lands to permit development of the property with a 12-unit apartment building.

Effect

The effect of this By-law is re-zone the subject lands from “Marine Commercial” to Residential Multiple 1 with site-specific provisions.

<i>Applicant:</i>	name
<i>File Number:</i>	X
<i>Report Number:</i>	x
<i>Assessment Roll Number:</i>	x

Minimum Interior Side Yard Setback 1.5 meters

Minimum Exterior Side Yard Setback 1.0 meters

A minimum Amenity Area of 50 square meters per dwelling unit shall be required, and shall not be required to be equipped as a children’s play area.

An outdoor parking area may be located a minimum of 0.3 meters from an exterior side lot line

Covered porches shall be subject to the “Permitted Yard Projections and Encroachments” in Table 6-10

Entrance steps and uncovered porches may be located a minimum of 0.0 meters from the front lot line

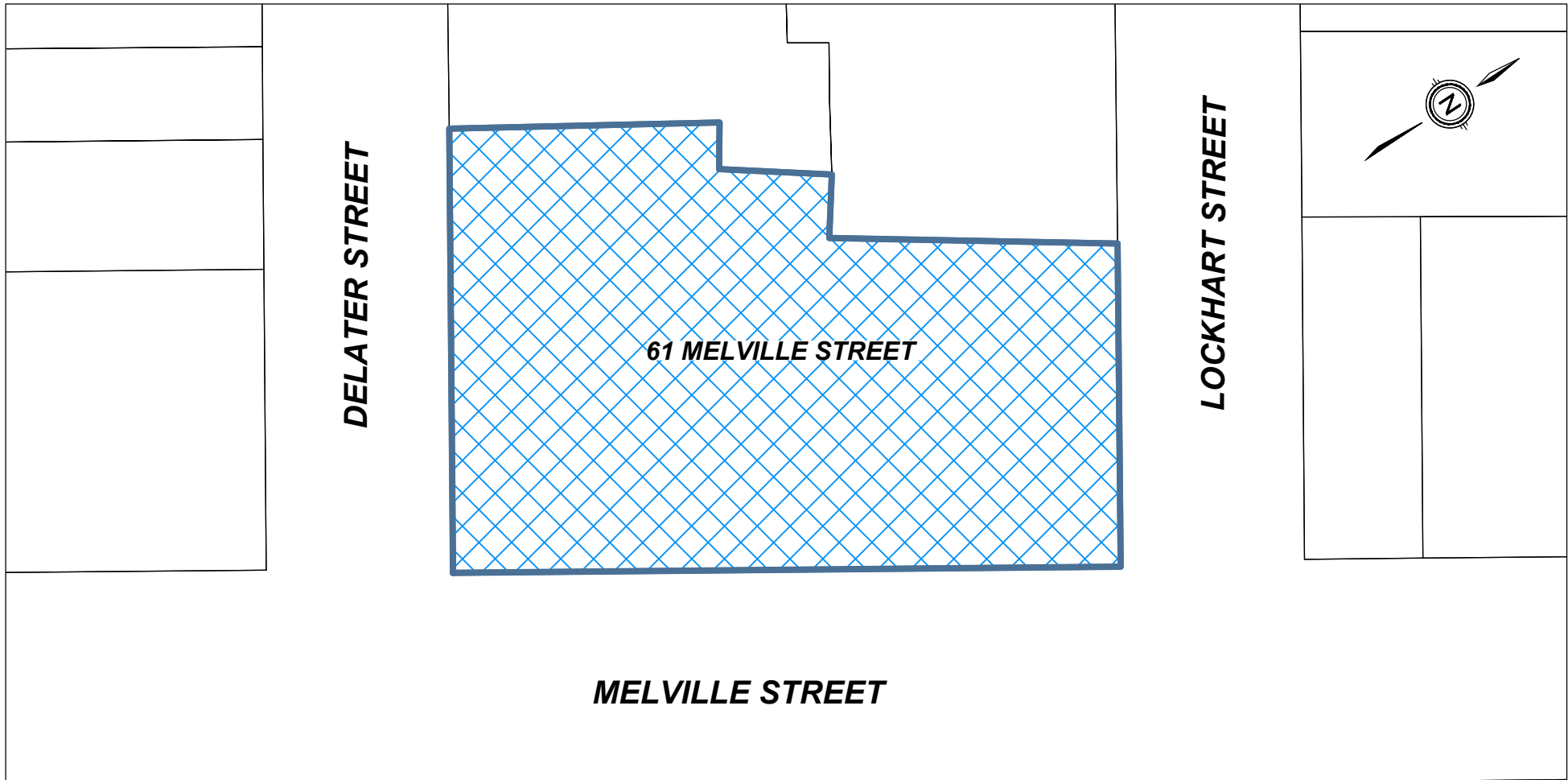
4. That the effective date of this By-law shall be the date of final passage thereof.

READ A FIRST, SECOND AND THIRD TIME THIS X DAY OF X, 2023.

LORD MAYOR GARY ZALEPA

TOWN CLERK PETER TODD

<i>Applicant:</i>	name
<i>File Number:</i>	x
<i>Report Number:</i>	x
<i>Assessment Roll Number:</i>	x



LEGEND



FROM MARINE COMMERCIAL (MC-61) ZONE TO RESIDENTIAL
MULTIPLE 1 SITE SPECIFIC (RM1-XX) ZONE

61 MELVILLE STREET
SCHEDULE 'A' TO ZONING BY-LAW AMENDMENT No. XXX

MAYOR: _____

CLERK: _____

