



# THE CORPORATION OF THE MUNICIPALITY OF RED LAKE

## BY-LAW NO. 29 (A)-2019

**BEING A BY-LAW TO AMEND BY-LAW NO. 1930-14  
WHICH REGULATES THE USE OF LAND, CHARACTER AND LOCATION OF  
BUILDINGS, AND STRUCTURES IN THE MUNICIPALITY OF RED LAKE**

**WHEREAS** the Official Plan of the Corporation of the Municipality of Red Lake was approved by the Minister of Municipal Affairs on October 22, 2015; and,

**WHEREAS** Council deems it advisable to amend By-Law No. 1930-14 in accordance within the provisions of Section 34 of the Planning Act, Chapter P13, R.S.O. 1990;

**NOW THEREFORE** the Council of The Corporation of the Municipality of Red Lake hereby **ENACTS AS FOLLOWS:**

**SECTION 1 – Application**

- 1.1 This By-Law is a general housekeeping amendment to By-law 1930-14 and therefore there is no schedule attached to this By-law.

**SECTION 2 – Purpose and Effect**

- 2.1 By-Law No. 1930-14 is hereby amended insofar as it applies to the zone requirements of the R2 Zone.

The purpose of this By-Law is to establish consistent zone regulations for certain uses in the R2 Zone and also to distinguish between the zone regulations for townhouse dwellings on one parcel of land and townhouse dwellings located on separate lots or condominium units.

**SECTION 3 – Amendment**

- 3.1 Section 6.2 Zone Requirements is hereby deleted and replaced with the following:

Provision	Multi-unit, Row or Townhouse Dwelling	Apartment
Minimum Lot Area	230 m <sup>2</sup> (2,476 ft <sup>2</sup> ) per unit plus 93 m <sup>2</sup> (1,000 ft <sup>2</sup> ) for every additional dwelling unit above 2	230 m <sup>2</sup> (2,476 ft <sup>2</sup> ) per unit plus 93 m <sup>2</sup> (1,000 ft <sup>2</sup> ) for every additional dwelling unit above 4
Minimum Lot Frontage	8 m	30 m (98.43 ft)
Maximum Lot Coverage	40%	40%
Maximum Height	10.5 m (34.45 ft)	10.5 m (34.45 ft)
Minimum Front Yard	6 m (19.68 ft)	7.5 m (24.61 m)
Minimum Exterior Side Yard	5.5 m (18.04 ft)	7 m (24.61 ft)
Minimum Interior Side Yard	1.2 m (3.93 ft)	4.5 m (14.76 ft)
Minimum Rear Yard	8 m (26.24 ft)	10.5 m (34.45 ft)
Maximum Lot Coverage – Accessory Use	15%	15%

Notwithstanding the above, in the case of a row or townhouse dwelling complex that is subdivided in such a manner as to establish one lot per dwelling unit, the minimum interior side yard shall not apply where the lot line coincides with a common wall and all other provisions shall be applied on a per unit basis. Furthermore, Section 3.17 a. shall not apply to a mutli-unit dwelling, row or townhouse dwellings or apartment buildings.

For a Boarding House or Group Home the zone requirements of Section 5.2 shall apply.

SECTION 4 – Conformity

In all other respects the provisions of By-law 1930-14 shall continue to apply.

**THAT** this By-Law shall come into force and take effect upon the final passing thereof.

**READ a FIRST and SECOND TIME** this 21<sup>st</sup> day of May, 2019.



Fred Mota, Mayor



Christine G. Goulet, Clerk

**READ a THIRD TIME and FINALLY PASSED** this 21<sup>st</sup> day of May, 2019.



Fred Mota, Mayor



Christine G. Goulet, Clerk

SCHEDULE A

STATEMENT OF CONFORMITY TO THE OFFICIAL PLAN  
FOR THE MUNICIPALITY OF RED LAKE (BY-LAW 1937-14)

I, CHRISTINE G. GOULET, CLERK OF THE MUNICIPALITY OF RED LAKE,  
HAVE REVIEWED BY-LAW NO. 44-2017 OF THE MUNICIPALITY  
OF RED LAKE, AND I AM OF THE OPINION THAT THIS BY-LAW  
IS IN CONFORMITY WITH THE OFFICIAL PLAN FOR THE  
MUNICIPALITY OF RED LAKE (BY-LAW 1937-14).



---

CHRISTINE G. GOULET, CLERK

---

May 21<sup>st</sup>, 2019