

# The Corporation of the City of Kenora

## By Law Number 11 – 2024

### A By-law to adopt Amendment Number 23-01 to the Official Plan of the City of Kenora

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Whereas the Council of the Corporation of the City of Kenora passed By-law No. 75-2015, the Official Plan for the City of Kenora; and

Whereas Council has deemed it necessary to amend By-Law No. 75-2015 from time to time; and

Whereas Council has received an application to amend the Official Plan for the City of Kenora; and

Whereas the Council has determined that the said amendment is suitable for adoption and therefore deemed advisable and expedient to further amend By-Law No. 75-2015;

Now therefore the Council of the Corporation of the City of Kenora, pursuant to Subsection 21(1) and Subsection 17(22) of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, hereby enacts as follows:

1. Amendment No 24-01 to the Official Plan for the City of Kenora, in the form annexed to this By-law, is hereby adopted.
2. The Mayor and Clerk are authorized to execute such certificates and other documents and to take or cause to be taken such action as may be required to evidence and confirm the adoption of the said Amendment.
3. The Clerk is authorized and directed to give notice of the said adoption and to other comply with the requirements of the *Planning Act* relating thereto.
4. That this By-Law shall come into force and take effect on the date of its final passing.

**By-law read a First and Second time this 20<sup>th</sup> day of February, 2024**

**By-law read a Third and Final time this 20<sup>th</sup> day of February, 2024**

**The Corporation of the City of Kenora:**

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**Andrew Poirier, Mayor**

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**Heather Pihulak, City Clerk**

**AMENDMENT NO. 24-01 TO THE  
OFFICIAL PLAN FOR THE CITY OF KENORA**

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## **OFFICIAL PLAN FOR THE CITY OF KENORA**

Amendment No. 24-01 to the Official Plan for the City of Kenora was presented to the Council of the City of Kenora on the 20<sup>th</sup> day of February, 2023.

The amendment was adopted by the Council by By-law Number 11- 2024 in accordance with Section 21(1) and Section 17(22) of the Planning Act on the 20<sup>th</sup> day of February, 2024.

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**Andrew Poirier, Mayor**

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**Heather Pihulak, City Clerk**

## **PART A – THE PREAMBLE**

### **PURPOSE**

The purpose and effect of the Official Plan Amendment is to re-designate the subject lands illustrated in Exhibit 1 (“the subject lands”) to and forming part of this Amendment, in the Official Plan for the City of Kenora from Established Area, to Residential Development Area, to permit high density residential development on the lands.

### **LOCATION**

The lands affected by the Amendment include the lands illustrated in Exhibit 1 to and forming part of this Amendment.

### **BASIS**

The applicant’s vision for the proposed subject lands is to develop a 10 unit, high density apartment building to contribute additional housing to meet the identified need for new housing in the City. Future development of the lands will need to be compliant with the regulations of the “R3” Residential – Third Density Zone.

The proposed amendment does not conflict with the Growth Plan for Northern Ontario 2011 and is consistent with the 2020 Provincial Policy Statement. The proposed Official Plan Amendment will conform to the policies of the official plan, it represents good planning and is in the public interest.

**PART B – THE AMENDMENT**

**AMENDMENT NO. 24-01 TO THE**

**OFFICIAL PLAN FOR THE CITY OF KENORA**

**1. Schedule “A” – Land Use Designations**

**The lands illustrated on Exhibit 1 to and forming part of this Amendment are re-designated from Established Area to Residential Development Area as shown on the said Exhibit.**

**EXHIBIT 1 TO AMENDMENT NO. 24-01  
OF THE KENORA OFFICIAL PLAN**

