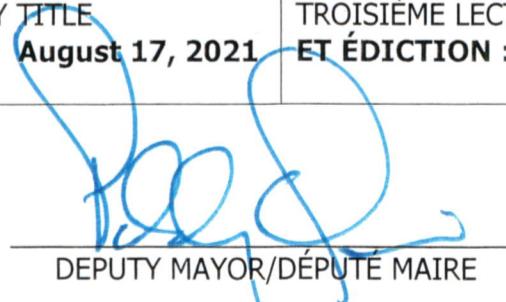
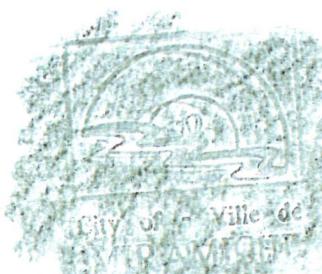


BY-LAW NO. 110-12	ARRÊTÉ N° 110-12
<b>A BY-LAW TO AMEND BY-LAW NO. 110, THE CITY OF MIRAMICHI ZONING BY-LAW</b>	<b>ARRÊTÉ PORTANT MODIFICATION DE L'ARRÊTÉ N° 110 INTITULÉ ARRÊTÉ DE ZONAGE DE LA VILLE DE MIRAMICHI</b>
Under the authority vested in it by section 110(1) of the <i>Community Planning Act (C-19)</i> , the Municipal Council of the City of Miramichi, duly convened, enacts as follows:	En vertu des pouvoirs qui lui sont conférés par les articles 110(1) de la <i>Loi sur l'urbanisme (C-19)</i> , le conseil municipal de la ville de Miramichi, dûment convoqué, édicte ce qui suit :
1. By-Law No. 110 entitled "City of Miramichi Zoning By-Law", Schedule "A" and entitled "Zoning Map" is hereby amended to change the zoning designation from "Single- or Two-Unit Dwelling (R-2)" (PID 40506487) and "Medium Density A (R-3)" (PID 40292534) to "High Density A (R-5)" that shall apply to the Subject Properties located at 600 and 624 Old King George Highway, in the City of and is indicated in Appendix "A-12" appended hereto and forming part thereof.	1. L'Arrêté n° 110 intitulé « Arrêté de zonage de la Ville de Miramichi », Annexe « A » et intitulé « Carte de zonage » est modifié pour changer la désignation de zonage de « Maisons unifamiliales ou bifamiliales (R-2) » (NID 40506487) et « Zone résidentielle de densité moyenne A (R-3) (NID 40292534) à « Zone résidentielle de densité moyenne B (R-4) » pour les propriétés en question situées aux 600 et 624, route Old King George, dans la ville de Miramichi et qui sont indiquées à l'annexe A-12 jointe aux présentes et qui en fait partie.
2. The land identified in paragraph 1 above is re-zoned to permit the carrying out of a specific proposal and is subject to a Resolution of Council or an Agreement imposing terms and conditions as attached hereto.	2. Le zonage du terrain identifié dans le paragraphe 1 a été modifié afin de permettre de mettre en œuvre une proposition spécifique faisant l'objet d'une résolution adoptée par le conseil ou un accord qui impose des modalités et conditions.
This By-law shall come into effect upon approval by the Council of the City of Miramichi and its filing in the Registry Office for the County of Northumberland.	Le présent arrêté entrera en vigueur dès son approbation par le conseil municipal de Miramichi et son dépôt au bureau d'enregistrement du comté de Northumberland.
READ THE FIRST TIME BY TITLE: June 29, 2021	PREMIÈRE LECTURE NOMINALE : le 29 juin 2021
READ THE SECOND TIME BY TITLE: August 17, 2021	DEUXIÈME LECTURE NOMINALE : le 17 août 2021
READ IN ITS ENTIRETY IN COUNCIL: August 17, 2021	LECTURE INTÉGRALE AU CONSEIL : le 17 août 2021
READ THE THIRD TIME BY TITLE <b>AND ENACTED:</b> <b>August 17, 2021</b>	TROISIÈME LECTURE NOMINALE <b>ET ÉDITION :</b> <b>le 17 août 2021</b>

  
DEPUTY MAYOR/DÉPUTÉ MAIRE

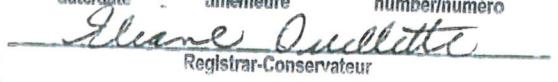
  
Rhonda Ripley  
CITY CLERK/ SECRÉTAIRE MUNICIPALE



I certify that this instrument  
is registered or filed in the  
Northumberland  
County Registry Office,  
New Brunswick

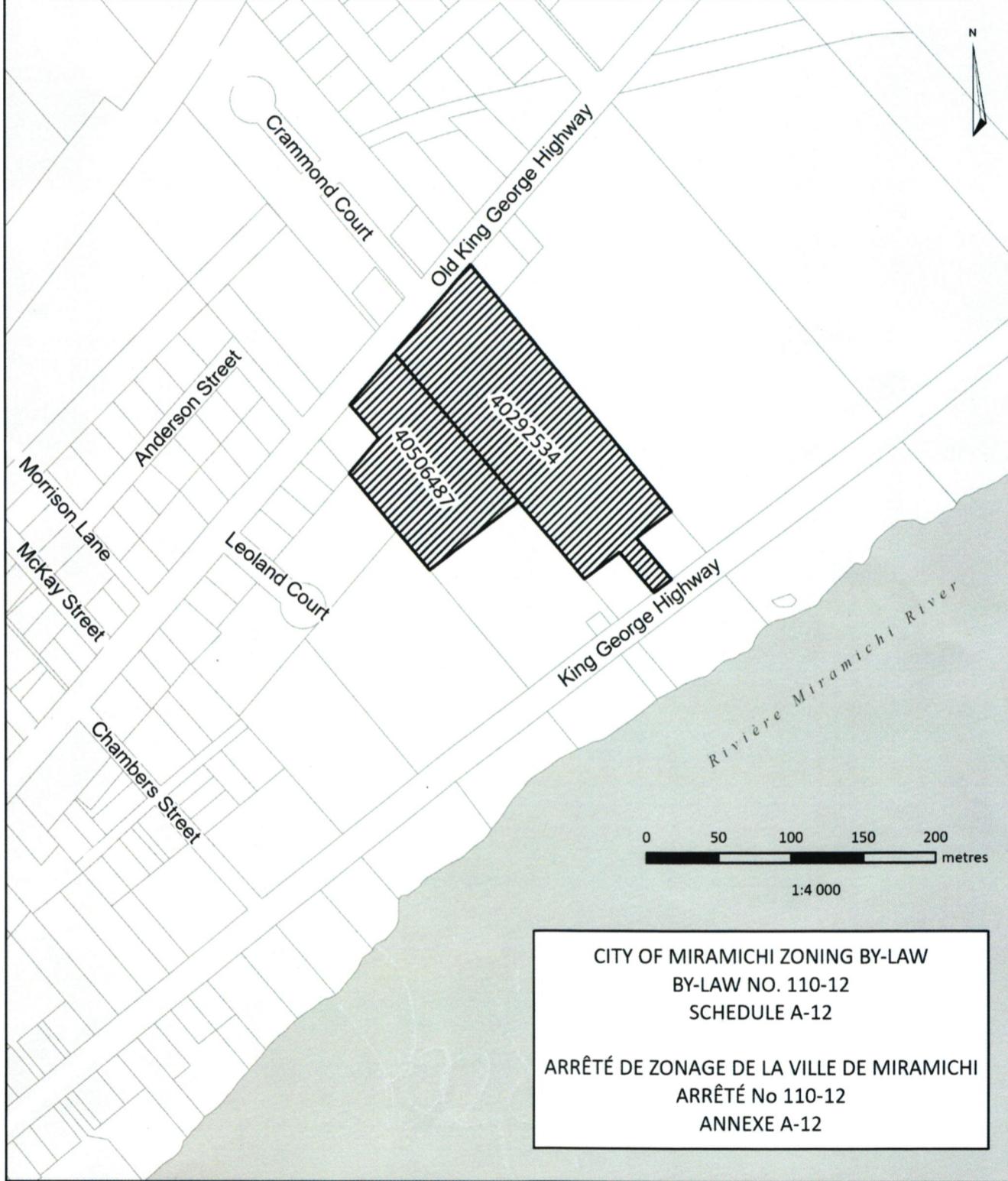
J'atteste que cet instrument est  
enregistré ou déposé au bureau  
de l'enregistrement du comté de  
Northumberland  
Nouveau-Brunswick

2021-08-30 10:48:40 41711251  
date/date      time/heure      number/numéro

  
Diane Ouillet  
Registrar-Conservateur

Zoning Amendment  
for properties described as PIDs 40506487 and 40292534 (600 and 624 Old King George Highway)  
from Single- or Two-Unit Dwelling (R-2) and Medium Density A (R-3)  
to Community Planning Act section 59 Specific Proposal - High Density B (R-4)

Modification au zonage  
pour les propriétés décrivent en tant que NID 40506487 et 40292534 (600 et 624 , route Old King George)  
de Maisons unifamiliales ou bifamiliales (R-2) et Zone résidentielle de densité moyenne A (R-3)  
à Zone résidentielle de densité moyenne B (R-4)  
- proposition particulière en vertu de l'article 59 de la Loi sur l'urbanisme



Sources: Greater Miramichi Regional Service Commission | Commission de services régionaux du Grand Miramichi; Service New Brunswick | Service Nouveau-Brunswick  
Drawn by | tracé par Julien Robichaud 2021-07-09

CANADA	CANADA
PROVINCE OF NEW BRUNSWICK	PROVINCE DU NOUVEAU-BRUNSWICK
COUNTY OF NORTHUMBERLAND	COMTÉ DE NORTHUMBERLAND
I, <b>RHONDA RIPLEY</b> , of the City of Miramichi, in the County of Northumberland and Province of New Brunswick, Municipal Clerk, DO SOLEMNLY DECLARE	Je soussigné, <b>RHONDA RIPLEY</b> , de Miramichi, dans le comté de Northumberland et la province du Nouveau-Brunswick, secrétaire municipale, DÉCLARE SOLENNELLEMENT :
1. <b>THAT</b> I am the CITY CLERK of the City of Miramichi, a municipal corporation, and have personal knowledge of the facts herein declared.	1. Je suis la SECRÉTAIRE MUNICIPALE de Miramichi, une corporation municipale, et j'ai connaissance personnelle des faits ci-déclarés.
2. <b>THAT</b> the requirements of section 110(1) of the COMMUNITY PLANNING ACT (C-19) have been complied with in respect to By-Law No. 110-12, A By-Law to Amend By-Law No. 110, City of Miramichi Zoning By-Law, which was passed by the Municipal Council of the City of Miramichi on August 17, 2021.	2. Les exigences des articles 110 de la <i>Loi sur l'urbanisme (C-19)</i> ont été remplies à l'égard de l'arrêté n° 110-12 intitulé Arrêté portant modification de l'arrêté n° 110 intitulé <i>Arrêté de zonage de la ville de Miramichi</i> , adopté par le conseil municipal de Miramichi le 17 août 2021.
<b>AND</b> I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath and by virtue of the Evidence Act.	Je fais cette déclaration solennelle, la croyant vraie en toute conscience et sachant qu'elle a la même valeur et les mêmes effets que si elle était faite sous serment comme le prévoit la <i>Loi sur la preuve</i> .
<b>SWORN TO BEFORE ME</b>  At the Municipality of Miramichi, in the County of Northumberland, and the Province of New Brunswick, this <u>25<sup>th</sup></u> day of <u>August</u> A.D., 2021.	Déclaration faite devant moi,  à Miramichi, dans le comté de Northumberland et la province du Nouveau-Brunswick, le _____ 2021.
<i>S. Dunfield</i> Stacey Dunfield Commissioner of Oaths My Commission Expires December 31, 2026	 Rhonda Ripley CITY CLERK/ SECRÉTAIRE MUNICIPALE
Commissioner of Oaths/ Commissaire aux serments	

BY-LAW NO. 110-12, A BY-LAW TO AMEND BY-LAW NO. 110,  
THE CITY OF MIRAMICHI ZONING BY-LAW

COUNCIL RESOLUTION PURSUANT TO SECTION 110(1) OF THE  
*COMMUNITY PLANNING ACT (C-19)* OF NEW BRUNSWICK

Moved by: Councillor Harris

Seconded by: Councillor Ross-Robinson

That Whereas 694151 N.B. Ltd. (Brian Painting), has applied to amend Schedule "A" Zoning Map of the *City of Miramichi Zoning By-Law No. 110* to change the zoning from ""Single- or Two-Unit Dwelling (R-2)" and "Medium Density A (R-3)" to "High Density A (R-5)" for the Subject Properties respectively identified as PID 40506487 and PID 40292534, located at 600 and 624 Old King George Highway in the City of Miramichi to enable the development of two 41-unit apartments, one 20-unit apartment, and one 16-unit apartment (118 units total) on the Subject Properties. , and further, that such rezoning be conditional upon and subject to the following terms and conditions pursuant to Section 59 of the Community Planning Act (C-19):

BE IT RESOLVED that any rezoning of the Subject Properties PID 40506487 and PID 40292534 granted in response to the above noted application be conditional on and subject to the following terms and conditions pursuant to Section 59 of the *Community Planning Act (C-19)*:

1. The Site Plan submitted by the Applicant on June 1<sup>st</sup>, 2021 constitutes a general concept plan only for the purposes of considering the proposed use, relative scale, and general location of the proposed apartment buildings for the Rezoning Application;
2. When the Applicant applies for a Building/Development Permit, a detailed site plan shall be required by the Development Officer to fully assess zoning compliance with "High Density A (R-5)" and other applicable zoning regulations; if the Developer requires any variances, they can be applied for and considered at that time;
3. Notwithstanding 2, a minimum rear yard of 15.2m shall be permitted without necessitating a variance approval from the Development Officer;
4. That the Property Owner submit written confirmation, to the satisfaction of the Development Officer, that the Subject Properties have been legally consolidated into one lot before the issuance of any Building/Development Permit;
5. Prior to the issuance of any Building/Development Permit for any one or more apartment building, that the Developer submit a traffic impact statement and drainage plan to the satisfaction of the City Engineer and enter into a development agreement with the City of Miramichi which may set out the terms and conditions for construction, acceptance, and warranty of all new public and private infrastructure; and
6. Notwithstanding 5, that municipal water, sewer collection, stormwater services, and driveway access be provided to the Subject Properties to the satisfaction of the City Engineer.

CARRIED