

EXPLANATORY NOTE

PURPOSE AND EFFECT OF BY-LAW NUMBER 2024-057

The subject property has an approximate area of 0.27 hectares (0.67 ac) and is located on the south side of Ilderton Road (County Road 16) and west of Hyde Park Road (County Road 20). The subject property is legally described as Concession 10 Part of Lot 25 RP 33R9311 Part 1 RP 33R19132 Part 2 (geographic Township of London).

The Zoning By-law Amendment rezones the retained farm parcel property from the 'Institutional exception 6 (I-6)' zone to a new site-specific 'Village Commercial exception 20 (C1-20)' zone to permit a variety of commercial uses including a day nursery, retail store, convenience store, restaurant, financial institution, personal service establishment, studio and an animal clinic.

The governing Zoning By-law for the subject property is the Middlesex Centre Comprehensive Zoning By-law 2005-005.

