

APPENDIX "D" - SPECIAL REGULATION PROVISIONS FOR SPECIFIC LANDS

449. Notwithstanding Section 13A.2 of this By-law, within the lands zoned C-8, as affected by this subsection, as shown on Schedules 279, 289 and 290 of Appendix "A" and described as Part of Lots 8 and 9, Beasley's Broken Front Concession, in the City of Kitchener (100 Sportsworld Drive); Part of Lots 8 and 9, Beasley's Broken Front Concession (4336 King Street East); Part Lot 9, Beasley's Broken Front Concession, subject to a right-of-way over Parts 2 and 3 on Plan 58R-14276 (4278 King Street East); Part of Lot 8, Beasley's Broken Front Concession being Parts 1 to 5 inclusive on Reference Plan 58R-4991 (4370 King Street East); and Part of Lot 9, Beasley's Broken Front Concession being Part 1 on Reference Plan 58R-12238 (4318-4326 King Street East) :

- i) The minimum front yard and side yard abutting a street shall be 0 metres, except that no building shall be located within 5.0 metres of an above ground hydro line;
- ii) The maximum gross leasable commercial space for any single retail outlet shall be 6,100 square metres; and
- iii) For all lands affected by this subsection, the internal lot lines of the original lots shall not be construed to be lot lines for the purposes of any zoning regulations provided that all applicable regulations of this by-law relative to the lands as a whole and its external lot lines are observed.

(By-law 2006-192, S.4) (Sportsworld Drive and King Street East)
(Amended: By-law 2008-169, S. 3) (King Street East)