



CORPORATION OF THE CITY OF KINGSTON

Ontario

By-Law Number 2010-217

A By-Law To Designate The Whole Of The City Of Kingston As A Site Plan Control Area, Pursuant To Section 41 Of The *Planning Act*, R.S.O. 1990, Chapter P.13, As Amended, And To Adopt Certain Procedures For The Processing Of Site Plan Control Applications, And To Exempt Certain Classes Of Development From Approval Of Plans And Drawings

Passed: November 2, 2010

As Amended By:

By-law Number
2017-63

Date Passed
March 7, 2017

(Office Consolidation)

City of Kingston By-law Number 2010-217**Site Plan Control By-Law****Index**

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CITY OF KINGSTON

By-Law Number 2010-217

A By-Law To Designate The Whole Of The City Of Kingston As A Site Plan Control Area, Pursuant To Section 41 Of The *Planning Act*, R.S.O. 1990, Chapter P.13, As Amended, And To Adopt Certain Procedures For The Processing Of Site Plan Control Applications, And To Exempt Certain Classes Of Development From Approval Of Plans And Drawings

Passed: November 2, 2010

Whereas the Official Plan for the City of Kingston describes the whole of the City of Kingston as an area subject to Site Plan Control;

And Whereas Section 41(2) of the *Planning Act*, R.S.O. 1990, c.P.13, as amended authorizes the Council of a local municipality to pass a By-Law respecting Site Plan Control;

And Whereas Council deems it advisable to repeal the Site Plan Control By-Law Number 2006-65 and enact a new Site Plan Control By-Law pursuant to Section 41 of the *Planning Act* that would designate all the lands within the geographic limits of the City of Kingston as a Site Plan Control Area and exempt from approval certain classes of development;

Now Therefore the Council of The Corporation of the City of Kingston enacts as follows:

1. This By-Law may be cited as the "City of Kingston Site Plan Control By-Law".
2. All lands within the limits of the City of Kingston effective January 1, 1998 are subject to the provisions of this By-Law, and of Section 41(4) of the *Planning Act*, R.S.O. 1990 c.P.13.

3. General Provisions

The following developments shall be subject to Site Plan Control:

- (1) New non-residential developments or additions to existing non-residential developments which contain over 300 square metres of gross floor area.
- (2) New non-residential development or redevelopment or additions to existing non-residential developments located along a Freeway, Arterial or Collector road as classified in the City of Kingston Official Plan or applicable Zoning By-Law.
- (3) Any residential development containing four (4) or more dwelling units.
- (4) Specialized farm uses as defined in Section 7 of this By-Law.

- (5) The development, redevelopment, alteration or expansion of any above ground broadcasting and communications buildings or structures.

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- (6) The development, redevelopment, alteration or expansion to any above ground utility infrastructure, including wind or water turbines
- (7) Commercial Parking Lots and Commercial Parking Structures as defined in Section 7 of this By-Law.
- (8) Day Care Centre: Any facility which is constructed or converted for use as a Day Care Centre as defined in Section 7 of this By-Law, unless included as part of a previously approved commercial development.
- (9) Any patio accessory to a commercial use and located outdoors on private property; this does not apply to industrial or institutional uses.
- (10) Environmental Areas: Any development on or adjacent to lands designated environmental protection area or similar designation in the City of Kingston Official Plan.
- (11) Rideau Community or Village: Any development located within the Rideau Community: Neighbourhood Centre or Village Centre designation of the City of Kingston Official Plan.
- (12) Propane: Any propane transfer station.
- (13) 752 King Street West, more particularly described as Concession 1 Part Lots 17, 18 Part Road Allowance, Plan 38 Lots 1-38, Plan 54 Blocks 60-63, Lots 1-5, 8 (formerly known as Beachgrove)
- (14) Harbour Area: Any development in the areas designated as "Harbour Area" in the City of Kingston Official Plan.
- (15) Community Facility or Private Schools: Any new development of or conversion to a Community Based Care facility, Private School, Place of Worship, Private Social facility, Cultural facility or Community Centre, as described in the City of Kingston Official Plan.
- (16) Any new development of or conversion to Community Homes, Residential Care Facilities, Detoxification Centers, Recovery Homes, Crisis Care Shelters, Corrections Residences or Community Support Houses as defined in Section 7 of this By-Law.

- (17) Barriefield: Any development within the Barriefield Heritage Conservation District, as defined in By-Law Number 17-80, unless:
- (a) a Heritage Permit pursuant to the *Ontario Heritage Act* has been approved by Council, and
 - (b) the development is:
 - i) exempt under Section 4 of this By-Law and contains less than 60 square metres of gross floor area; or
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 - ii) the proposal is for the construction, replacement or renovation to a fence, wall or gate; and
 - (c) the development is:
 - i) an addition or alteration to an existing use; or
 - ii) accessory to an existing use; or
 - iii) an alteration or addition to an existing accessory use.
- (18) Heritage: Any development of real property designated under the *Ontario Heritage Act* where the addition or alteration has the effect of adding one or more dwelling units, adding more than 100 square metres of building area or altering site grading; and any development of new buildings or additions more than 100 square metres on lands abutting a real property designated under the *Ontario Heritage Act*.
- (19) Road Widening: Any development along any road listed for road widening in the City of Kingston Official Plan, unless the widening has already been dedicated to the City. (A consolidated list of the roads is attached as Appendix A, however, it does not form part of this By-Law).
- (20) Portables: Any development of more than three (3) portable classrooms accessory to a school.
- (21) Outdoor commercial / recreational: Any development of a commercial outdoor recreational facility such as a campground, swimming pool, amusement park, or other similar use.

4. Exemptions

The following classifications of development shall be exempt from Site Plan Control:

- (1) Notwithstanding Section 3(2), minor modifications to existing development currently subject to a registered Site Plan Control Agreement with the Corporation that do not have the effect of substantially increasing the size or usability of any building or structure, or alter grading or drainage shall be exempt from Site Plan Control at the discretion of the Director.
- (2) Notwithstanding Section 3(10), regarding development near designated environmental protection areas to the contrary, one or two or three unit dwellings and agricultural buildings other than an agricultural building used for “non-specialized farm” uses shall be exempt from Site Plan Control.
- (3) Notwithstanding Section 3(20), a portable classroom on a school site of a district school board that was in existence on January 1, 2007 shall be exempt from Site Plan Control.

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- (4) Works which result from the requirements of the *Fire Marshall's Act* or an Order issued by the Corporation's Fire Department.
- (5) Where there is an approved Site Plan, any deviation from any dimension respecting the location of buildings and structures shown in the approved plans provided the deviation does not exceed 0.3 metre and, further, provided the deviation does not result in a violation of the requirements of any By-Law enacted by the Corporation or other applicable law.
- (6) Interior building alterations which do not involve a change in major occupancy as defined by the Ontario Building Code.
- (7) Signs and temporary construction buildings placed in accordance with any applicable By-Law.
- (8) Agricultural buildings used for “a farm”, or “riding stable”, but not including “a specialized farm” as defined in the applicable Zoning By-Law.
- (9) Townhouses with direct access to the street, at the same grade, and approved through a plan of subdivision.

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5. Drawings

All lands subject to Site Plan Control must submit, for the review and approval of the Corporation, graphic rendering(s), pursuant to Section 41(4) of the *Planning Act*, the City of Kingston Official Plan, and the following:

- (1) Drawings bearing a drawing number, date or date of revision and drawn to scale.
- (2) Drawings showing the location of all buildings and structures to be erected and the location of all facilities and works, including facilities designed to have regard for accessibility for persons with disabilities, to be provided in conjunction with the development.
- (3) Drawings showing plan, elevation and cross-section views for each building to be erected, which drawings are sufficient to display,
 - (a) the massing and conceptual design of the proposed building;
 - (b) the relationship of the proposed building to adjacent buildings, streets, and exterior areas to which members of the public have access;
 - (c) the provision of interior walkways, stairs, elevators and escalators to which members of the public have access from streets, open spaces and interior walkways in adjacent buildings;
 - (d) matters relating to exterior design, including without limitation the character, scale, appearance and design features of buildings, and their sustainable design;
 - (e) the sustainable design elements on any adjoining road under a Corporation's jurisdiction, including without limitation trees, shrubs, hedges, plantings or other ground cover, permeable paving materials, street furniture, curb ramps, waste and recycling containers and bicycle parking facilities; and
 - (f) facilities designed to have regard for accessibility for persons with disabilities.

6. REGISTRATION OF AGREEMENTS

Any agreement or amendment thereto entered into in accordance with this By-Law, shall be registered against the title of the land to which it applies.

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7. DEFINITIONS

In this By-Law, unless the context requires otherwise, the following definitions and interpretations shall apply:

- (1) **Building By-Law** - means any By-Law of the Corporation passed pursuant to the *Building Code Act*, as amended;
- (2) **Building Permit** - means a permit required by the Building By-Law;
- (3) **Commercial Parking Lot** - means an open area, including any related aisles, parking spaces, ingress and egress lanes, other than a public street or public lane or parking structure, used for the temporary parking of five or more motor vehicles and available for the public and/or private use, whether or not for compensation or as an accommodation for tenants, employees, clients or customers, other than parking areas which are accessory to a permitted use on the same lot. A commercial parking lot shall have its principal access to a public street or public laneway and shall constitute the main use of the lot;
- (4) **Commercial Parking Structure** – means a partially open and/or enclosed area, including any related aisles, parking spaces, ingress and egress lanes, other than a public street or public lane, used for the temporary parking of five or more motor vehicles and available for public and/or private use, whether or not for compensation or as an accommodation for tenants, employees, clients or customers, other than parking areas which are accessory to a permitted use on the same lot. A commercial parking structure shall have its principal access to a public street or public laneway and shall constitute the main use of the lot;
- (5) **Corporation** - means The Corporation of the City of Kingston;
- (6) **Council** - means the Municipal Council of the Corporation of the City of Kingston;
- (7) **Community Home** - means a community-based group living arrangement, in a single housekeeping unit, for up to a maximum of seven (7) individuals, exclusive of staff and/or receiving family, who are receiving care consistent with their needs. A Community Home is licensed, funded or approved by the Province of Ontario. Community Homes may provide an eighth bed on an emergency basis which shall be occupied for a maximum of thirty (30) days;

- (8) **Community Support House**- means a community-based group living arrangement, in a single housekeeping unit, for persons from out of the City requiring primarily short term accommodation, which may include incidental counselling services. A Community Support House is intended to provide accommodation for the relatives and friends of persons who may be incarcerated in a local penal institution or who may be receiving treatment in a local medical facility. A Community Support House is licensed, funded or approved by the Province of Ontario;
- (9) **Corrections Residence**- means a group living arrangement, in a secure facility for persons who have been placed on probation, who have been released on parole, who are admitted to the facility for correctional or rehabilitation purposes or who are awaiting trial, and live together under responsible twenty-four (24) hour secure supervision consistent with the requirements of its residents and accepted standards for secure detention. A Corrections residence is licensed, funded or approved by the Province of Ontario or the Federal Government;
- (10) **Crisis Care Shelter** - means a group living arrangement, in a single housekeeping unit, for persons in a crisis situation requiring shelter, protection, assistance, counselling or support and in which it is intended that short term accommodation of a transient nature be provided. A Crisis Care Shelter is licensed, funded or approved by the Province of Ontario;
- (11) **Day Care Centres** – means a premises licensed under the *Day Nurseries Act*, , as amended, that receives more than five (5) children who are not of common parentage, primarily for the purpose of providing temporary care, or guidance, or both temporary care and guidance, for a continuous period not exceeding twenty-four (24) hours, where the children are:
- under eighteen years of age in the case of a day care centre or day nursery for children with a developmental handicap, and
 - under ten years of age in all other cases.
- (12) **Development** – means the construction, erection or placing of one or more buildings or structures on land or the making of an addition or alteration to a building or structure that has the effect of substantially increasing the size or usability thereof, or the laying out and establishment of a commercial parking lot or of sites for the location of three or more trailers as defined in the *Municipal Act*, or of sites for the location of three or more mobile homes as defined in the *Planning Act* or of sites for the construction, erection or location of three or more land lease community homes as defined in the *Planning Act*.

- (13) **Detoxification Centre**- means an institution or single housekeeping unit in which persons who are addicted to chemical substances and/or alcohol are admitted for withdrawal, treatment and/or rehabilitation and live together under responsible twenty-four hour supervision consistent with the requirements of its residents. A Detoxification Centre is licensed, funded or approved by the Province of Ontario and shall be registered with the City of Kingston;
- (14) **Erect** - means the carrying out of any activity within the meaning of **Development** herein;
- (15) **Land** - includes lands, tenements, and hereditments, and any estate or interest therein, and any right or easement affecting them, and lands covered with water and any right or easement affecting them;
- (16) **Director** - means the Director, Planning and Development of The Corporation of the City of Kingston, or his/her designate;
- (17) **Municipal Act** - means the *Municipal Act*, S.O. 2001, c.25 and any amendments thereto;
- (18) **On-site Improvements** - means paving (base and top course asphalt, excluding granular materials); final site grading; hard and soft landscaping; walkways; retaining walls; fencing (screening and acoustic); lighting; and signage. For clarity, On-site Improvements do not include buildings, structures and underground storm, sanitary and water services.

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- (19) **Person** - includes any association, firm, partnership, syndicate, company, Corporation, its agents or trustee, and the heirs, administrators, executors, assigns and other legal representatives of such person to whom the context may apply according to law;
- (20) **Plan** - means a formal drawing as referred to in Section 5;
- (21) **Planning Act** - means the *Planning Act*, R.S.O. 1990, c.P.13, as amended;
- (22) **Qualified Person** – means an individual with qualifications and/or credentials related to a field of study and who is therefore appropriate for conducting a study and/or providing expert opinion that has been required by the Corporation. The qualifications and credentials of the qualified person may be either Landscape Architect, Architect or Certified Engineer depending on related work and must be to the satisfaction of the Corporation, or where appropriate, are defined by relevant legislation, regulation and standards.

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- (23) **Recovery Homes** - means a group living arrangement, in a single housekeeping unit that is developed for the treatment and education of persons with alcohol or drug related problems and/or dependencies. Recovery Homes provide a continuum of care through short-term or long-term residential programs offering a wide variety of therapies dealing with the individual's physical, social, psychological, occupational, spiritual and nutritional needs. Recovery Homes shall provide responsible twenty-four (24) hour supervision, consistent with the needs of the residents. A Recovery Home is licensed, funded or approved by the Province of Ontario;
- (24) **Residential Care Facilities** - means a community based group living arrangement, in a single housekeeping unit, for eight (8) or more individuals, exclusive of staff and/or receiving family, who are receiving care and/or supervision consistent with their needs. A Residential Care Facility is licensed, funded or approved by the Province of Ontario;
- (25) **Specialized Farm** - means land on which the predominant economic activity consists of raising chickens, turkeys or other fowl; the raising of swine or goats; the raising of cattle on feed lots; or the growing of mushrooms;
- (26) **By-Law Administrator** - means the Director of Planning and Development or in the absence of the Director, the Manager of Development Approvals or Manager of Policy Planning.

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8. Administration

- (1) Issuance of Building Permits
 - (a) Notwithstanding any provisions of the Building By-Law or any other By-Law of the Corporation to the contrary, no building permit shall be issued until the plans and drawings and any such agreements required by the Municipality for such development have been approved by Council, its delegate, or where a referral has been made to the Ontario Municipal Board or so ordered by a Court of competent jurisdiction;
 - (b) Nothing in this By-Law shall prevent development on any lands subject to this By-Law where such development is proceeding in accordance with a valid building permit which was issued by the Corporation prior to the passing of this By-Law.

(2) Violations and Penalties

Any person who contravenes any of the provisions of Section 41 of the *Planning Act*, or its successors thereto, or the provisions of this By-Law is guilty of an offence and on conviction is liable to the penalties provided for in Section 67 (1) and (2) of the *Planning Act*, or its successors thereto, as follows:

- i) Where a person is convicted, and, if the person is a corporation, every director or officer of the corporation who knowingly concurs in the contravention, the maximum penalty that may be imposed is:
 - a) on a first conviction, to a fine of not more than \$25,000; and
 - b) on a subsequent conviction, to a fine or not more than \$10,000 for each day or part thereof upon which the contravention has continued after the day on which the person was first convicted.
- ii) Where a corporation is convicted, the maximum penalty that may be imposed is:
 - a) on a first conviction, to a fine of not more than \$50,000; and
 - b) on a subsequent conviction, to a fine or not more than \$25,000 for each day or part thereof upon which the contravention has continued after the day on which the corporation was first convicted.

(3) Validity

If any section, clause or provision of this By-Law is, for any reason, declared by a Court of competent jurisdiction to be invalid, the same shall not affect the validity of the By-Law as a whole or any part hereof other than the section, clause or provision so declared to be invalid. It is hereby declared to be the intention that the remaining sections, clauses provisions of this By-Law shall remain in full force and effect until repealed, notwithstanding that one or more provisions hereof shall have been declared to be invalid.

(4) Interpretation

For the purposes of this By-Law, words used in the present tense also include the future; words in the singular also include the plural and words in the plural include the singular number; words in the neuter gender include the masculine and the feminine; and the word "shall" is mandatory.

(5) Imperial Values

Only the values provided with metric units of measure which appear in the By-Law are official.

(6) By-Law Administrator

This By-Law shall be administered by the Director, Planning and Development or in the absence of the Director, the Manager of Development Approvals or Manager of Policy Planning.

(7) Performance and Maintenance Securities

7.1 Calculation of Security Amount

Where the owner is required to enter into a Site Plan Control Agreement, and the Agreement requires the submission of financial security in order to guarantee compliance with the conditions of the Agreement, including satisfactory completion and/or maintenance of the facilities and works required by the Agreement and the approved plans and drawings listed therein, the owner shall file with the City, a letter of credit in an amount as determined by the City. The amount of the security shall be based on the estimated cost of the approved facilities and works and shall be calculated as follows:

- (a) The owner shall submit an estimated cost of the approved facilities and works for review and approval by the City. The cost estimate shall be prepared by a professional engineer, landscape architect, architect or other qualified person as required by the City. The amount of security shall be determined by the City based on the submitted cost estimate. The approved cost estimate will be appended to the Site Plan Control Agreement;
- (b) The amount of security shall equal 50% of the estimated cost of the On-site Improvements to a maximum amount of \$250,000;
- (c) Where the buildings and structures of a proposed development cover a large percentage of the site, the Director, in his or her sole discretion, may require security in an amount equal to 10% of the first \$500,000 of the total value of construction on the site, plus 1% of the balance of the total value of construction on the site, in excess of \$500,000, to a maximum amount of \$250,000; and
- (d) For all facilities and works on City-owned property, the amount of security shall equal 100% of the cost of the approved facilities and works.

7.2 Submission of Security

Security required in accordance with this By-law shall be submitted to the City upon execution of the Site Plan Control Agreement.

7.3 Acceptable Forms of Security

The security shall be an irrevocable letter of credit in a form approved by the City. The owner may deposit with the City cash or certified cheque in an amount equal to the letter of credit and such deposit shall be held by the City as security in accordance with this By-law and the Site Plan Control Agreement, provided that no interest shall be payable on any such deposit.

7.4 Security for Multi-Phase Developments

Where a multi-phase development is proposed, the City, in its sole discretion, may permit security to be submitted for the initial phase of the development. The security may be applied to subsequent phases of the development provided that:

- (a) All phases of the development are being undertaken by the same owner and are located on contiguous lands;
- (b) The proposed phasing is reflected on the approved plans and drawings and in the approved cost estimates;
- (c) If a letter of credit is provided as security, the letter of credit applies to all phases of the development;
- (d) The amount of the security is calculated based on the estimated cost of the most expensive phase of development; and
- (e) Development of the phase to which the security applies must be substantially complete to the satisfaction of the City before the security may be applied to any subsequent phase.

7.5 Security Reductions / Release / Holdbacks

7.5.1 Security Release

Requests for security release may be submitted to the City once all required facilities and works on the approved plans and drawings have been completed and all conditions in the Site Plan Control Agreement have been satisfied. Securities may be released in accordance with the following:

- (a) The owner shall submit: a written request for security release; a certificate from a qualified person confirming that all required facilities and works have been completed in accordance with the approved plans and the Site Plan Control Agreement; and the applicable fee in place at the time of the request;

- (b) The City may conduct a site inspection to confirm the satisfactory completion of facilities and works;
- (c) The City may release up to a maximum of 90% of the initial security amount;
- (d) Where deficiencies are identified, the security release may be delayed or reduced until the deficiencies have been remedied;
- (e) Where the total value of the security required under Clause 7.1 of this By-law is \$10,000 or less, the City, in its sole discretion, may release up to 100% of the security, if the owner has provided a certificate of a qualified person and the site inspection by the City confirms that all required facilities and works have been completed.

7.5.2 Security Reductions (Partial Release)

The Owner may request a partial release of security before all required facilities and works on the approved plans and drawings have been completed. Part of the security may be reduced in accordance with the following:

- (a) The Owner shall submit: a written request for security release; a certificate from a qualified person confirming the cost and percentage of all required facilities and works completed in accordance with the approved plans and the Site Plan Control Agreement; an estimate of the cost of the remaining facilities and works prepared by a qualified person; and the applicable fee in place at the time of the request;
- (b) The City may conduct a site inspection to confirm the satisfactory completion of facilities and works;
- (c) The City may release part of the security, proportionate to the facilities and works which have been completed;
- (d) The remaining security will be retained until all required facilities and works on the approved plans and drawings have been completed and all conditions in the Site Plan Control Agreement have been satisfied;
- (e) In addition to the security retained in subsection (d) above, the City will retain 10% of the initial security amount.

7.5.3 Maintenance Security Holdback

The remaining 10% of the initial security amount will be held by the City for a minimum of one (1) year as a maintenance security to ensure that all facilities and works on the site, including landscaping, are maintained and that any necessary repairs or replacements are completed. The remaining 10% security may be released in accordance with the following:

- (a) The Owner shall submit: a written request for security release; a certificate from a qualified person confirming that all required facilities and works have been completed in accordance with the approved plans and the Site Plan Control Agreement; and the applicable fee in place at the time of the request;
- (b) The City may conduct a site inspection to confirm the satisfactory completion and/or maintenance of the facilities and works;
- (c) Where deficiencies are identified, the security will not be released until the deficiencies have been remedied.
- (d) Notwithstanding the above, where there are only minor deficiencies to be remedied, as determined by the Director in his/her sole discretion, the Director may authorize the release of all or any portion of the maintenance security and may permit the submission of digital photographs to confirm completion of required works in lieu of a site inspection for minor work only;
- (e) In the event that a written request for the release of maintenance security is submitted at a time when facilities and works are not clearly visible due to snow cover and/or the landscaping is in a dormant state, the security release may be delayed until such time as conditions permit a site inspection.

7.6 Draws on Financial Security to Remedy Defaults

- 7.6.1 Where the owner has entered into a Site Plan Control Agreement in accordance with the provisions of this By-law and has received notice from the City of defaults with respect to any of the obligations, terms, covenants or conditions of such Agreement or the approved plans and drawings therein, then the City may draw on the security to remedy said defaults.
- 7.6.2 The City, at its sole discretion, may apply all or any portion of the financial securities submitted to the City in accordance with Sub-Clause 7.1 of this By-law towards the payment of the costs and expenses to remedy said defaults.
- 7.6.3 Where the City exercises its discretion to draw on the financial securities to remedy any default related to the Agreement or the approved plans, the owner will be charged an administration fee equal to 20% of the costs to remedy said default. Where deemed appropriate by the Director in his/her sole discretion, the administration fee may be waived.

Schedule 'A'

OFFICIAL PLAN ROAD WIDENINGS			
Designated Road	From	To	Designated Width
Abbey Dawn Road	Entire Length		20m
Best Chase Road	South of C.N.R.		20m
Boundary Road	South of 6 th Concession		20m
Butternut Creek Road	Entire Length		20m
Canal Dr.	Entire Length		20m
Caughey's Road	Entire Length		20m
Dane Road	Entire Length		20m
Gore Road	Cataraqui River	Gore Lot 3	36.5m
Jarvis Road	Entire Length		20m
Jenson Road	Entire Length		20m
Leo Lake Road	Entire Length		20m
McCarey Road	Entire Length		20m
McCarthy Road	Entire Length		20m
McClements Road	Entire Length		20m
McKendry Road	Entire Length		20m
Mundell Road	Entire Length		20m
Murray's	Entire Length		20m
Kingston Road 2 (Hwy 2)	Cataraqui River	Treasure Island	36.5m
Kingston Road 2 (Hwy 2)	Treasure Island	Easterly City Boundary	30.5m
Kingston Road 12 (Sunbury Road)	Hwy. Number 15	Easterly City Boundary	30.5m
Kingston Road 13 (Sand Hill Road)	Hwy. Number 15	Easterly City Boundary	30.5m
Kingston Road 14 (Middle Road)	Kingston Rd. 15	Kingston Rd. 2	30.5m
Kingston Road 15 (Hwy 15)	Kingston Rd. 2	Hwy. 401	36.5m
Kingston Road 16 (Joyceville Road)	Hwy. 2	Hwy.15	30.5m
Kingston Road 21 (Kingston Mills Road)	Rideau Canal	Hwy. 15	30.5m
Bath Road	Entire Length		42m
Sir John A. Macdonald Boulevard	King Street	Princess Street	36.6 m
Sir John A. Macdonald Boulevard	Princess Street	John Counter Blvd.	29.0 – 40 m

OFFICIAL PLAN ROAD WIDENINGS (cont'd)			
Designated Road	From	To	Designated Width
Sir John A. Macdonald Boulevard	John Counter Street	Hwy. 401	41.5 – 95.0 m
Brock Street	Alfred Street	Sir John A. Macdonald Blvd.	20.1m
Concession Street	West Bound Leroy Grant Drive	Princess Street	39.6m
John Counter Blvd.	Division Street	Princess Street	30.5m
Division Street	Concession Street	John Counter Blvd.	26.2m
Division Street	John Counter Blvd.	Hwy. 401	45.7m
Johnson Street	Palace Road	Portsmouth Ave.	26.2m
King Street West	Portsmouth Ave.	Little Cataraqui Creek	26.2m
Montreal Street	Railway Street	Hwy. 401	30.5m
Princess Street	Lake Ontario	Westerly Limit of City	20 – 25m
Dalton Avenue	Division Street	Binnington Ct	30.5m
St. Remy Pl	Dalton Ave	Termination	20m
Midland Ave	Gardiners Road	Princess Street	20m
Montreal Street	Stephen Street	Railway Street	26.2m
Palace Road	Johnson Street	Bath Road	20.1m
Portsmouth Avenue	King Street West	Bath Road	26.2m
Portsmouth Avenue	Bath Road	John Counter Blvd.	20.1m
Queen Mary Road	Johnson Street	Bath Road	26.2m
Union Street	King Street West	Barrie Street	20.1m
Arterial streets, not listed above			25 – 35m
Collector streets, not listed above			20 – 25m
Local streets			20.0m
Other streets			20.0m