



Memorandum

Corporate By-law Number: 338-2025-Growth-Development Services-Planning Services

TO:	Office of the City Clerk	FILE:	OZ-05-2025
FROM:	Decio Lopes, RPP, Supervisor – Planning Services Growth Department		
DATE PREPARED:	October 20, 2025		
SUBJECT:	By-law 338-2025 - Site Plan Control Designation - 869 Golf Links Road		
MEETING DATE:	City Council - November 4, 2025		

By-law Description: A By-law to designate areas of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended (869 Golf Links Road).

Authorization: Report 332-2025 (Planning Services) – November 4, 2025

By-law Explanation: The purpose of this By-law is to designate an area of Site Plan Control pursuant to Section 41 of the Planning Act, R.S.O. 1990, as amended, as it applies to Part of the NW Quarter and Part of the SW Quarter of Section 54 described as part of Part 5 of PAR103, Parts 5, 6, and 7 of RP 55R-10380, Part 6 on RP 55R-12453, and Parts 1, 2, and 3 on RP 55R-15020, municipally referred to as 869 Golf Links Road.

Schedules and Attachments:

Exhibit One to BL 338-2025

Amended/Repealed By-law Number(s):



THE CORPORATION OF THE CITY OF THUNDER BAY
BY-LAW NUMBER 338-2025

A By-law to designate areas of Site Plan Control
pursuant to Section 41 of the *Planning Act*, R.S.O. 1990,
as amended (869 Golf Links Road)

Recitals

1. Authority is provided in accordance with Section 41 of the Planning Act, R.S.O. 1990, c. P. 13, as amended (the "Act"), to pass a By-law designating a Site Plan Control Area.
2. Council has determined it is necessary to designate a Site Plan Area, as referenced by resolution of the City Council, dated November 4, 2025.

ACCORDINGLY, THE CORPORATION OF THE CITY OF THUNDER BAY
ENACTS AS FOLLOWS:

1. The lands described in section 2 of this By-law (the "Lands") are designated as a Site Plan Control Area within the meaning of Section 41 of the *Act*, and no person shall undertake any development on the Lands, until the Council of the Corporation has approved plans and drawings as may be required under Subsection 41(4) of the *Act*.
2. The Lands to which this By-law applies are more particularly described as follows, namely:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Thunder Bay, in the District of Thunder Bay, and being composed of Part of the NW Quarter and Part of the SW Quarter of Section 54 described as part of Part 5 of PAR103, Parts 5, 6, and 7 of RP 55R-10380, Part 6 on RP 55R-12453, and Parts 1, 2, and 3 on RP 55R-15020, and shown as "Property Location" on the Exhibit to and forming part of this By-law.
3. This By-law is in accordance with the City of Thunder Bay Official Plan, as amended.
4. This By-law shall come into force and take effect upon the date it is passed.

Enacted and passed this 4th day of November, A.D. 2025 as witnessed by the Seal of the Corporation and the hands of its proper Officers.

Andrew Foulds

Speaker

Krista Power

City Clerk