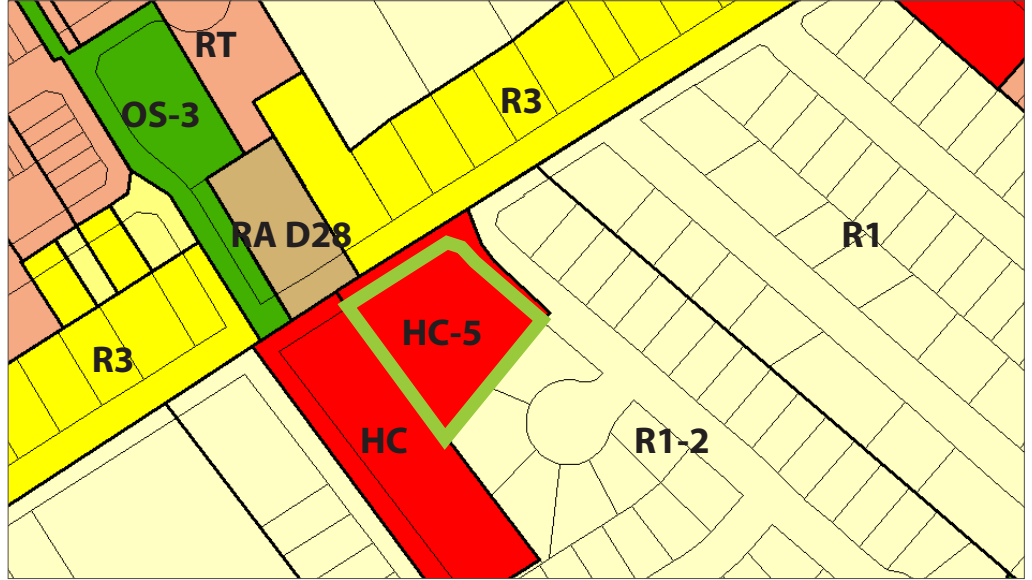




# COMMERCIAL DEVELOPMENT OPPORTUNITY

## 935 RUSS HOWARD DRIVE



### ZONING: Highway Commercial 5\* (HC-5\*)

#### QUICK FACTS:

##### OFFICIAL PLAN DESIGNATION:

- Employment Area

##### LAND SIZED:

- Frontage: **58.41 m**
- Depth: **79.90 m**
- Area: **0.47 ha**

##### PROPERTY STATUS:

- Undeveloped

**ASSESSMENT ROLL NUMBER**  
**4374-010-009-23740**

#### PERMITTED USES:

- Adult Entertainment Parlour
- Adult Learning Centre
- Animal Hospital
- Auction Centre
- Automobile Body Shop
- Automobile Car Wash
- Automobile Gas Bar
- Automotive Rental Agency
- Automobile Sales Agency
- Automobile Service Station
- Builders Supply Outlet
- Campground
- Commercial Entertainment Establishment
- Commercial School
- Drive-in Theatre
- Dry Cleaning Establishment
- Eating Establishment
- Financial Institution
- Fitness Club
- Funeral Home
- Garden and Nursery Supply Outlet
- Golf Driving Range
- Hotel or Motel
- Laundromat
- Liquor or Beer Store
- Marina Dry Land
- Medical Laboratory
- Medical Practitioner
- Mobile Fast Food Facility
- Outdoor Display and Sales Area
- Personal Service Establishment
- Pharmacist
- Professional Office
- Public Hall
- Public Use
- Recreational Vehicles and Vessel Sales and Rental Agency
- Rent-all Shop
- Retail Store
- Service Shop
- Shopping Center
- Taxi Stand
- Theatre

#### PLANNING AND BUILDING SERVICES

**WES CROWN, DIRECTOR**  
wcrown@midland.ca (705) 526-4275 x2215

**ANGELA ZHAO, PLANNER**  
azhao@midland.ca (705) 526-4275 x2214

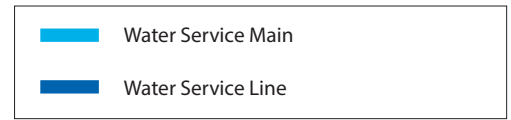
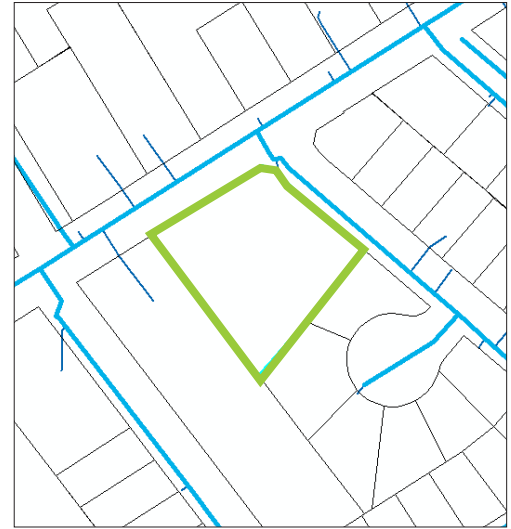
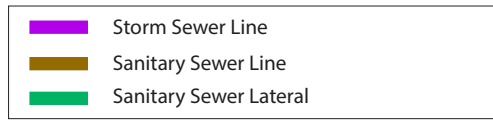
#### TOWN OF MIDLAND

575 Dominion Avenue  
Midland, Ontario  
L4R 1R2

PHONE (705) 526-4275  
FAX (705) 526-9971



# 935 RUSS HOWARD DRIVE: SERVICING AND AIR PHOTO



# 935 RUSS HOWARD DRIVE: SITE PHOTO AND EXCEPTION 5



Photo Courtesy of Google Maps

View from Yonge Street

### **\*HIGHWAY COMMERCIAL ZONE EXCPETION 5:**

Notwithstanding SECTIONS 6.2.2 and 6.2.3, only the following PERMITTED USES shall apply to the lands described as Block 70, Plan 51M-848 (935 Yonge Street) and Zoned HC-5:

- Unlicensed Eating Establishment; Business or Professional Office; Taxi Stand; Bank or Financial Institution; Medical Practitioner or Laboratory or Dispensing Pharmacist; Health Care Practitioner; Health or Fitness Club; Veterinary Clinic; Commercial School or Adult Learning Centre; Personal Service Establishment; Laundromat; Dry Cleaning Depot; Shopping Centre; Public Use; Outdoor storage of waste and recyclable materials, other than ordinary garbage receptacles intended for use by members of the public is prohibited; No illuminated pylon sign will be permitted on the eastern half of the subject property; Illuminated or non-illuminated fascia signs shall be permitted on the north face of a commercial building; Only non-illuminated fascia signs will be permitted on the east face of a commercial building; The following Retail uses:
  - Convenience Retail Store; Drug Store or Pharmacy; Florist; Movie and Video Rental Store; Specialty Food Store; Retail uses, other than those listed herein, having a maximum gross floor area of 200 square metres

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