

**The Corporation of The Township of East Garafraxa**

**By-Law Number // -2018**

**Being a By-Law to amend Zoning By-Law 60-2004 as amended; to permit a reduced interior side yard setback and an increased lot coverage percentage.**

**WHEREAS** the Council of the Corporation of the Township of East Garafraxa is empowered to pass By-laws to regulate the use of land pursuant to Section 34 of the Planning Act, 1990, as amended;

**AND WHEREAS** the owner of the property described as Concession 19, East Part Lot 7, Part 2 on 7R2857, Township of East Garafraxa has filed an application with the Township of East Garafraxa to amend By-law No. 60-2004, as amended;

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF EAST GARAFRAXA ENACTS AS FOLLOWS:**

1. Section 4.3 Exceptions Rural Residential Zone of Zoning By-Law 60-2004 as amended is further amended by adding the following as Section 4.3.4.28:

**4.3.4.28 Rural Residential Exception Twenty-Eight (RR-28) Zone**  
(Concession 19, East Part Lot 7, Part 2 on 7R2857, 431366 19<sup>th</sup> Line)

Notwithstanding the provisions of the Rural Residential (RR) Zone to the contrary, on lands zoned Rural Residential Exception Twenty-Eight (RR-28) as shown on Schedule "A" hereto the following shall apply:

- a. Interior side yard setback to the north west property line shall be 5.43m
- b. The maximum lot coverage of all buildings on the lot shall be 8%

In all other respects, the provisions of By-Law 60-2004 shall apply.

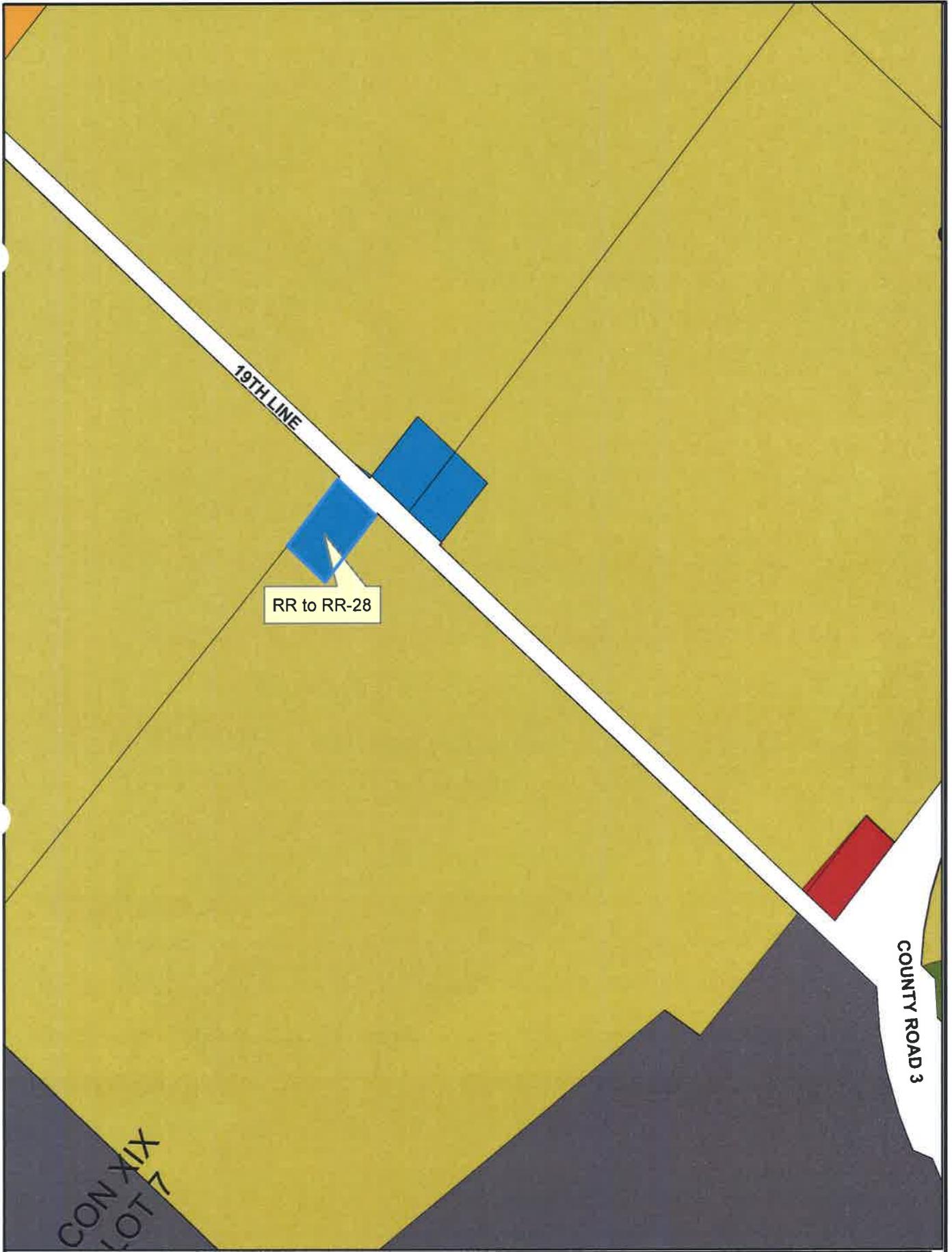
2. Schedule "A" to By-Law 60-2004 as amended is further amended by rezoning from Rural Residential (RR) Zone to Rural Residential Exception Twenty-Eight (RR-28) Zone, that part of Concession 19, East Part Lot 7, Part 2 on 7R2857 identified on Schedule "A" to this By-Law.
3. This by-law shall take effect from the date of final passing thereof, providing no appeal has been filed pursuant to Section 34, Subsection (19) of the Planning Act, 1990, as amended.

By-Law Read a First and Second Time this 8<sup>th</sup> day of May, 2018

By-Law Read a Third Time and Passed this 8<sup>th</sup> day of May, 2018

  
Susan M. Stone, Clerk

  
Guy Gardhouse, Mayor



**TOWNSHIP OF EAST GARAFRAXA ZONING BY-LAW**

**SCHEDULE 'A' TO ZONING BY-LAW // - 2018**  
**Being a by-law to amend Zoning By-law 60-2004**

