

The Corporation of The Township of East Garafraxa

By-Law Number 31-2022

Being a By-Law to further amend Zoning By-Law 60-2004 as amended to rezone the lands described as 351564 17th Line – East Part Lot 10, Concession 17 Township of East Garafraxa from Agricultural (A) Zone to Agricultural Exception Thirteen (A - 13) Zone and Rural Residential Exception Forty One (RR - 41) Zone.

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 lands described as 351564 17th Line, East Part Lot 10, Concession 17, Township of East Garafraxa has filed an application with the Township of East Garafraxa to further amend By-law No. 60-2004;

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

- 1. Schedule "A" to By-Law 60-2004 as amended is further amended by rezoning the lands described as 351564 17th Line, East Part Lot 10, Concession 17, Township of East Garafraxa from "Agricultural (A) Zone" to "Agricultural Exception Thirteen (A-13) Zone and "Rural Residential Exception Forty One (RR-41) Zone", as identified on Schedule "A" to this By-Law.
- 2. Section 4.1 Agricultural (A) Zone is amended by adding the following new subsection to Section 4.1.4 Exceptions:

**4.1.4.13 Agricultural Exception Thirteen (A-13) Zone**  
(Concession 17, East Part Lot 10; 7R-6760 Part 1)

Notwithstanding any other provisions of this by-law to the contrary, on lands zoned Agricultural Exception Thirteen (A-13) Zone, the minimum lot area and lot frontage shall be 38 hectares and 467 metres respectively. In addition, a single detached dwelling shall not be a permitted use.

- 3. Section 4.3 Rural Residential (RR) Zone is amended by adding the following new subsection to Section 4.3.3 Exceptions:

**4.3.4.41 Rural Residential Exception Forty One (RR-41) Zone**  
(Concession 17, East Part Lot 10; 7R-6760 Part 2)

Notwithstanding any other provisions of this by-law to the contrary, on lands zoned Rural Residential Exception Forty One (RR-41) Zone, all buildings and structures existing as of June 21, 2022 are permitted and the minimum front yard requirement is 20 metres.

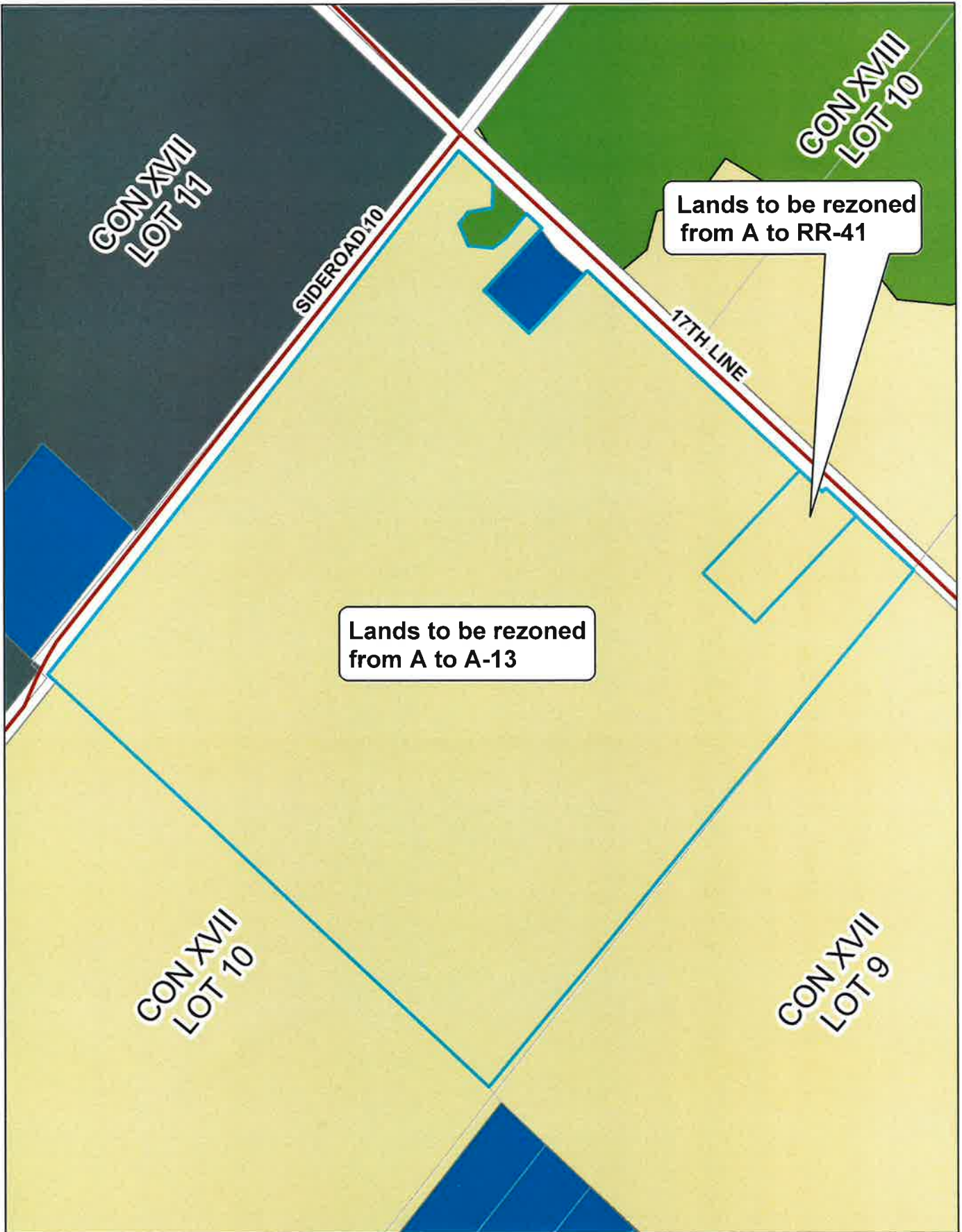
- 4. This by-law shall take effect from the date of final passing thereof, providing no appeal has been filed pursuant to Section 34, Subsection (19) of the Planning Act, 1990, as amended.

BY-LAW READ A FIRST AND SECOND TIME THIS 21<sup>st</sup> DAY OF June 2022

BY-LAW READ A THIRD TIME AND PASSED THIS 21<sup>st</sup> DAY OF June 2022

  
Clerk

  
Head of Council



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



**SCHEDULE 'A' TO ZONING BY-LAW 31-2022**  
**Being a By-law to amend Zoning By-Law 60-2004**  
**as amended**