

The Corporation of The Township of East Garafraxa

By-Law Number 32-2022

Being a By-Law to further amend Zoning By-Law 60-2004 as amended to rezone the lands described as 351520 17th Line – East Part Lot 9, Concession 17 Township of East Garafraxa from Agricultural (A) Zone to Agricultural Exception Fourteen (A-14) Zone and Rural Residential Exception Forty Two (RR-42) 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 351520 17th Line, East Part Lot 9, 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 351520 17th Line, East Part Lot 9, Concession 17, Township of East Garafraxa from "Agricultural (A) Zone" to "Agricultural Exception Fourteen (A-14) Zone" and "Rural Residential Exception Forty Two (RR-42) Zone", as identified on Schedule "A" to this By-Law.
2. Section 4.1 Agricultural (A) Zone is amended by adding the following new subsections to Section 4.1.4 Exceptions:

4.1.4.14 Agricultural Exception Fourteen (A-14) Zone
(Concession 17, East Part Lot 9; 7R-6759 Part 1)

Notwithstanding any other provisions of this by-law to the contrary, on lands zoned Agricultural Exception Fourteen (A-14) Zone, the minimum lot area and lot frontage shall be 39 hectares and 539 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 subsections to Section 4.3.3 Exceptions:

4.3.4.42 Rural Residential Exception Forty Two (RR-42) Zone
(Concession 17, East Part Lot 9; 7R-6759 Part 2)

Notwithstanding any other provisions of this by-law to the contrary, on lands zoned Rural Residential Exception Forty Two (RR-42) Zone, all existing buildings and structures as of June 21, 2022 are permitted and the maximum lot coverage shall be 11%.

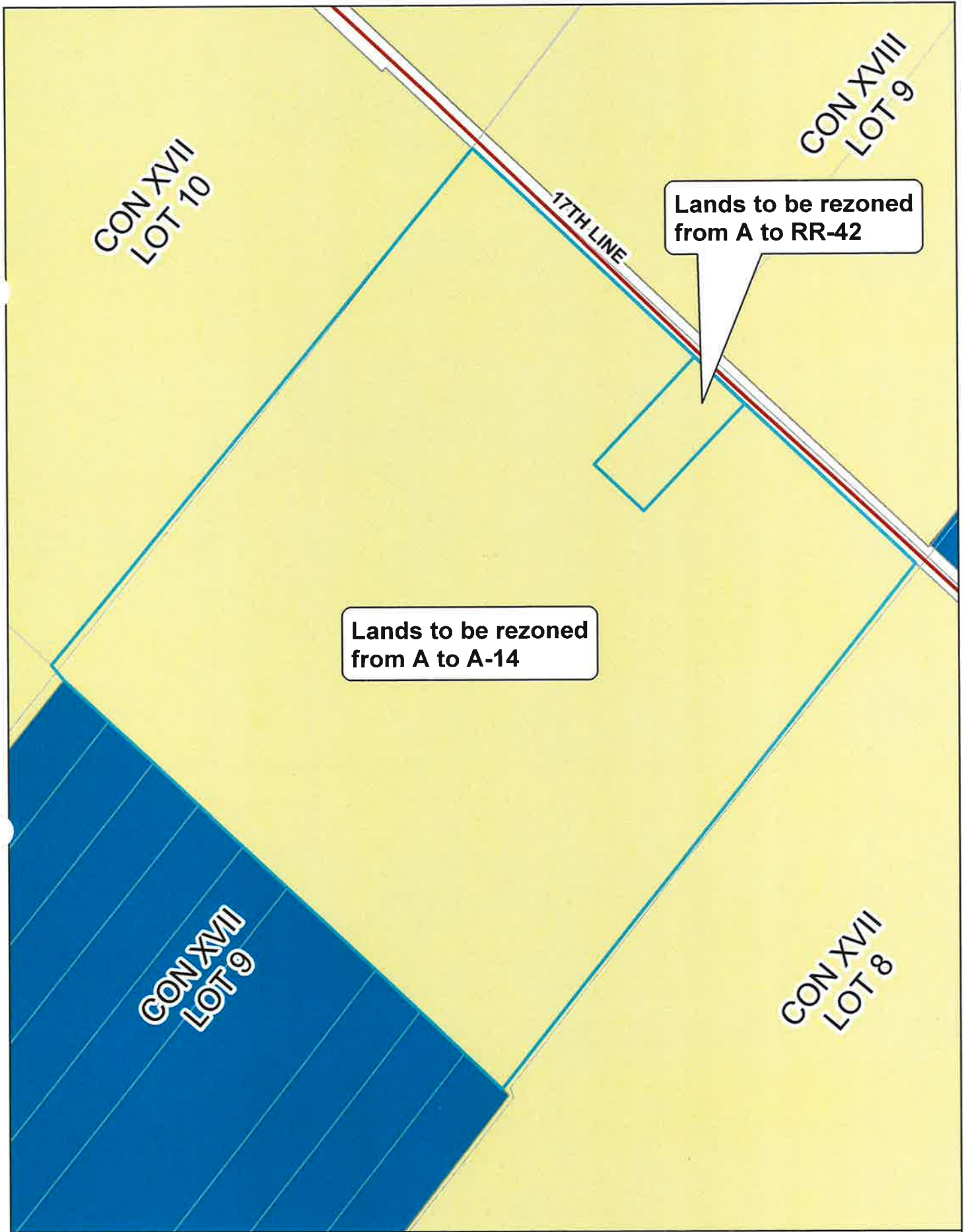
4. This by-law shall take effect from the date of final passing thereof, providing no appeal has been filed pursuant to Section 34, Subsection (19) of the Planning Act, 1990, as amended.

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

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


Clerk


Head of Council



TOWNSHIP OF EAST GARAFRAXA ZONING BY-LAW



SCHEDULE 'A' TO ZONING BY-LAW 32-2022
 Being a By-law to amend Zoning By-Law 60-2004
 as amended