

THE CORPORATION OF THE MUNICIPALITY OF POWASSAN
BY-LAW NO. 2018-05
(LINGENFELTER)

Being a By-law to amend By-law No. 2003-38, as amended, the Zoning By-law for the Municipality of Powassan with respect to lands located in Part of Lot 26, Concession 2 (South Himsworth) in the Municipality of Powassan in the District of Parry Sound and legally described as Part 2, Plan 42R-5279, together with Part 1, Plan 42R-20979 and Part 2, Registered Plan 42R-20979.

WHEREAS the Council of the Corporation of the Municipality of Powassan is empowered to pass By-laws to regulate the use of land pursuant to Section 34 of the Planning Act, 1990;

AND WHEREAS the owners of the subject lands have filed an application with the Municipality of Powassan to amend By-law No. 2003-38, as amended in order to fulfill a condition of Provisional Consent;

AND WHEREAS the Council of the Corporation of the Municipality of Powassan deems it advisable to amend By-Law 2003-38, as amended;

NOW THEREFORE the Council of the Corporation of the Municipality of Powassan enacts as follows:

1. Schedule 'B', to Zoning By-law No. 2003-38 as amended, is further amended by zoning lands located in Part of Lot 26, Concession 2 in the Municipality of Powassan (South Himsworth) and legally described as Part 2, Plan 42R-20979, from the Village Residential (RV2) Zone and Environmental Protection (EP) Zone to the Village Residential Exception (RV2-1) Zone as shown on Schedule A-1 attached hereto and forming part of this By-law.
2. And Further, Schedule 'B' to Zoning By-law No. 2003-38 as amended, is further amended by zoning lands located in Part of Lot 26, Concession 2 in the Municipality of Powassan (South Himsworth) and legally described as Part 2, Plan 42R-5279 together with Part 1, Plan 42R-20979, from the Village Residential (RV2) Zone and Environmental Protection (EP) Zone to the Village Residential Exception (RV2-2) Zone as shown on Schedule A-1 attached hereto and forming part of this By-law.
3. And Further, Zoning By-law 2003-38 as amended, is further amended by adding the following new sub-sections after Section 4.2.3:

4.2.3.1 Village Residential Exception (RV2-1) Zone

Notwithstanding Section 4.2.2 of the Village Residential (RV2) Zone, on lands located in Part Lot 26, Concession 2 (South Himsworth) and legally described as Part 2, Plan 42R-20979 and located in the RV2-1 Zone, the following provisions shall apply:

a) Minimum lot area: 2,000 square metres

b) Minimum Rear Yard for a detached storage building: 0.6 metres

4.2.3.2 Village Residential Exception (RV2-2) Zone

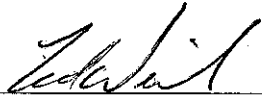
Notwithstanding Section 4.2.2 of the Village Residential (RV2) Zone, on lands located in Part Lot 26, Concession 2 (South Himsworth) and legally described as Part 2 Plan 42R-5279 together with Part 1, Plan 42R-20979 and located in the RV2-2 Zone, the following provisions shall apply:

a) Minimum Front Yard: 7.5 metres

4. This By-law shall come into effect upon the date of passage hereof, subject to the provisions of Section 34 (30) and (31) of the Planning Act (Ontario).

READ a FIRST and SECOND time on the 18th day of January 2018.

READ a THIRD time and finally passed this 20th day of February 2018.



Mayor



Clerk