

THE CORPORATION OF THE MUNICIPALITY OF MAGNETAWAN

BY-LAW NO. 2018 - 11

Being a By-law to amend By-law No. 2001-26, as amended, the Zoning By-law for the Corporation of the Municipality of Magnetawan with respect to lands located on Concession 5, Croft Plan M40, Pt Block A. Parcels 25053 P.S.S.S. and 8753 P.S.S.S., in the former geographic Township of Croft, now in the Municipality of Magnetawan, and municipally known as 338A and 338B Cedar Croft Road in the Municipality of Magnetawan.

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

AND WHEREAS the owner of the subject lands has filed an application with the Municipality of Magnetawan to amend By-law 2001-26, as amended;

AND WHEREAS the Council of the Corporation of the Municipality of Magnetawan deems it advisable to amend By-law No. 2001-26, as amended, to rezone the subject lands municipally known as 338A Cedar Croft Road to Shoreline Residential Exception Twenty-Six (RS-26).

AND WHEREAS the Council of the Corporation of the Municipality of Magnetawan deems it advisable to amend By-law No. 2001-26 as amended to rezone of the subject lands municipally known as 338B Cedar Croft Road to Shoreline Residential Exception Twenty-Seven (RS-27).

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

1. Schedule 'A1', to Zoning By-law No. 2001-26 as amended, is further amended by zoning a portion of lands legally described as on Concession 5, Croft Plan M40, Pt Block A. Parcel 25053 P.S.S.S. in the former Township of Croft, now in the Municipality of Magnetawan and municipally known as 338A Cedar Croft Road, Municipality of Magnetawan to Shoreline Residential Exception Twenty Six (RS-26) Zone as shown on Schedule 'A-1' attached forming part of this By-law.
2. Section 4.2 of By-law 2001-26 is hereby amended by adding the following new Section after 4.2.4.XX

**4.2.4.XX Shoreline Residential Exception Twenty-Six (RS-26) Zone
Concession 5, Croft Plan M40, Pt Block A. Parcel 25053 P.S.S.S.**

Notwithstanding Section 4.2.2 in the Shoreline Residential (RS) Zone, for lands located in Concession 5, Croft Plan M40, Pt Block A. Parcel 25053 P.S.S.S. and located in RS-26 Zone, the following provisions shall apply:

- 2.1. Minimum Lot Area shall be 0.65 hectares; and
- 2.2. Minimum Lot Frontage shall be 71 metres.

3. Schedule 'A1', to Zoning By-law No. 2001-26 as amended, is further amended by zoning a portion of lands legally described as on Concession 5, Croft Plan M40, Pt Block A. Parcel 8753 P.S.S.S in the former Township of Croft, now in the Municipality of Magnetawan and municipally known as 338B Cedar Croft Road, Municipality of Magnetawan to Shoreline Residential Exception Twenty Seven (RS-27) Zone as shown on Schedule 'A-1' attached forming part of this By-law.

4. Section 4.2 of By-law 2001-26 is hereby amended by adding the following new Section after 4.2.4.XX

**4.2.4.XX Shoreline Residential Exception Twenty-Seven (RS-27) Zone
Concession 5, Croft Plan M40, Pt Block A. Parcel 8753 P.S.S.S.**

Notwithstanding Section 4.2.2 in the Shoreline Residential (RS) Zone, for lands located in Concession 5, Croft Plan M40, Pt Block A. Parcel 8753 P.S.S.S. and located in RS-27 Zone, the following provisions shall apply:

- 4.1. Minimum Lot Area shall be 0.85 hectares;
- 4.2. Minimum Lot Frontage shall be 67 metres; and
- 4.3. Minimum Exterior Side Yard Setback shall be 3 metres.


In all other respects, the provisions of By-law 2001-26, as amended shall apply.

This By-law take effect on the date of its passage, subject to the provisions of Section 34 (30) and (31) of the Planning Act (Ontario).


READ A FIRST AND SECOND TIME on the 28th day of February 2018.

READ A THIRD TIME, passed, signed and the Seal of the Corporation affixed hereto, this 28th day of February, 2018.

**THE CORPORATION OF THE
MUNICIPALITY OF MAGNETAWAN**



Mayor



Clerk-Administrator