

**THE CORPORATION OF THE MUNICIPALITY OF MAGNETAWAN
BY-LAW NO. 2018 - 74**

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 Lot 39, PCL 15531 S/S, M-Plan 230 in the Municipality of Magnetawan, in the District of Parry Sound and municipally known as 340 Wurm Road, 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 zone the subject property from the Shoreline Residential (RS) Zone to the Shoreline Residential Exception Thirty One (RS-31) Zone;

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

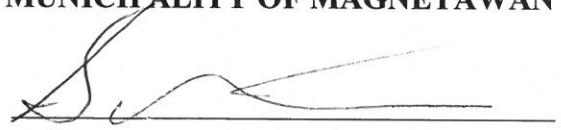
1. Schedule 'A-1', to Zoning By-law No. 2001-26 as amended, is further amended by zoning lands legally described as Lot 39, PCL 15531 S/S, M-Plan 230 in the Municipality of Magnetawan, in the District of Parry Sound and municipally known as on 340 Wurm Road, from the Shoreline Residential (RS) Zone to the Shoreline Residential Exception Thirty One (RS-31) 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 4.2.4.18
4.2.4.19 Shoreline Residential Exception Thirty One (RS-31) Zone
Notwithstanding the provisions of Section 3.1 (h) and Section 4.2.2 to the contrary, within the Shoreline Residential Exception Thirty One (RS-31) Zone the following shall apply:
 - a) a minimum rear yard setback of 4.5 metres shall be permitted for a detached garage.
 - b) Maximum lot coverage shall be 18%.

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).

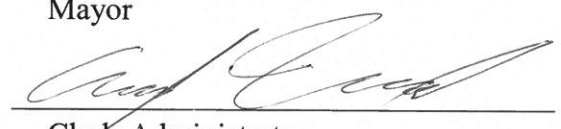
READ A FIRST AND SECOND TIME on the 14th day of November 2018.

READ A THIRD TIME, passed, signed and the Seal of the Corporation affixed hereto, this 14th day of November, 2018

**THE CORPORATION OF THE
MUNICIPALITY OF MAGNETAWAN**



Mayor



Clerk-Administrator