

THE CORPORATION OF THE MUNICIPALITY OF MAGNETAWAN

BY-LAW NO. 2021-37

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 A, Lots 72 & 73 & Part Lot 74 REM PCL 821 SS, former Township of Spence, Municipality of Magnetawan, municipally known as 1743 Nipissing Road South, Magnetawan (Roll: 494404000601400).

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**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 appropriate to amend By-law No. 2001-26 as amended;

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

1. Schedule 'A-3', to Zoning By-law No. 2001-26 as amended, is further amended by zoning the lands legally described as Concession A, Lots 72 & 73 & Part Lot 74 REM PCL 821 SS, former Township of Spence, Municipality of Magnetawan, municipally known as 1743 Nipissing Road South, Magnetawan from the "Agricultural (A) Zone" to the "Rural Residential (RR) Zone" and the "Rural Exception Eight (RU-8) Zone" as shown on Schedule 'A-1' attached forming part of this By-law.
2. Section 4.6 of By-law 2001-26 is hereby amended by adding the following section.


**4.3.3 Rural Exception Eight (RU-8) Zone, as amended.**

*Notwithstanding the provisions of this By-law to the contrary, within the Rural Exception Eight (RU-8) Zone the following shall apply:*

1. *A Contractor's Yard shall be permitted.*
2. *Outdoor storage areas within the Rural Exception Eight (RU-8) Zone shall be screened from views from the roadway and adjacent residential uses.*
3. *All development shall be subject to Site Plan Control pursuant to Section 41 of the Planning Act.*

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, SECOND, AND THIRD TIME**, passed, signed and the Seal of the Corporation affixed hereto this 30 day of June 2021.

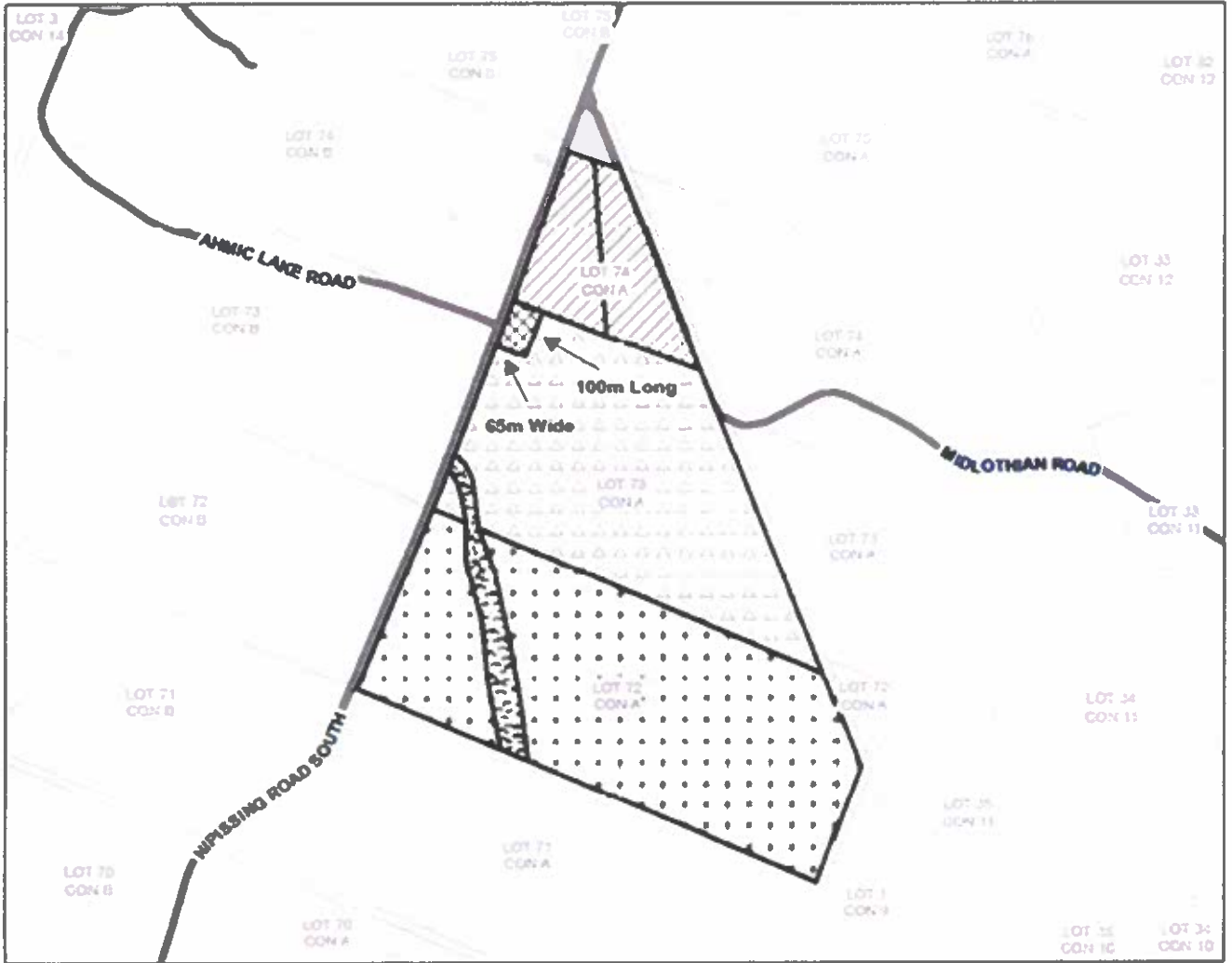
  
Sam Dunnett, Mayor






  
Kerstin Vroom, Clerk




# Schedule 'A' to Zoning By-law Amendment 2021-37

1743 Nipissing Road South  
Lots 72 and 73, Concession A  
Part of Lot 74, Concession A  
Geographic Township of Spence  
Municipality of Magnetawan  
District of Parry Sound



-  Lands to be rezoned from Agricultural (A) Zone to Rural Residential (RR) Zone
-  Lands to be rezoned from Agricultural (A) Zone to Rural Exception 8 (RU-8) Zone
-  Lands to be rezoned from Agricultural (A) Zone to Rural (RU) Zone
-  Lands to remain Rural (RU) Zone
-  Lands to remain Environmental Protection (EP) Zone

This is Schedule 'A' to Zoning By-law 37  
Passed this 30 day of June 2021  
Mayor   
Clerk 