

The Corporation of the Township of Huron-Kinloss



BY-LAW No.

2024 - **XXXX**

BEING A BY-LAW TO AMEND BY-LAW NO. 2018 – 98, BEING THE COMPREHENSIVE ZONING BY-LAW OF THE TOWNSHIP OF HURON-KINLOSS CRIMSON OAK

Entirety of Legal Plan 3M-254 (901-991 Bogdanovic Way)

WHEREAS Section 34 of the Planning Act, R.S.O. 1990, Chapter 13 authorizes the Councils of Municipalities to enact and amend zoning by-laws which comply with an approved official plan;

AND WHEREAS the Council of The Corporation of the Township of Huron-Kinloss has enacted By-law 2018-98; a zoning by-law enacted under Section 34 of the said Planning Act;

AND WHEREAS the Council of The Corporation of the Township of Huron-Kinloss desires to amend By-law 2018-98;

NOW THEREFORE BE IT RESOLVED THAT the Council of The Corporation of the Township of Huron-Kinloss **ENACTS** as follows;

1. That By-law No. 2018-98, as amended, is hereby further amended by deleting subsections 25.142 and replacing with the following thereof:

25.142

Notwithstanding their 'R1' zoning, those lands identified with special provision 'R1-25.142' shall be used in compliance with the 'R1' zone provisions contained in this By-law, excepting however that:

- i) 'Minimum Lot Area' shall be no less than 990 square metres;
 - ii) 'Minimum Lot Frontage' shall be no less than 23.5 metres;
 - iii) 'Minimum Interior Side Yard' shall be no less than 1.5 metres;
 - iv) That Section 5.1.5 "Street setback for parking area" not apply;
 - v) That notwithstanding Section 5.1.5, a maximum driveway width for a single/semi-detached be 10 metres at street line for all lots save and except Lots 42 & 20 as identified on legal Plan 3M-254;
 - vi) That Lots 42 & 20 as identified on legal Plan 3M-254 are permitted a driveway width of 9 metres;
 - vii) That the driveways constructed as of February 5th, 2024, are hereby recognized and are permitted to be replaced at the same width; and
 - viii) All future construction, buildings and structures, or additions to existing buildings and structures, shall comply with the provisions of the By-law.
2. That this by-law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990.
 3. That this by-law may be cited as the "Zoning Amendment By-law – Z-2023-097 - Crimson Oak" By-law

READ a FIRST and SECOND TIME this 05th day of February 2024.

READ a THIRD TIME and FINALLY PASSED this 05th day of February 2024.

Mayor

Clerk

DRAFT