



## BY-LAW

NO. 2023 –

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**Being a By-law to Amend By-law 2003 – 025, Being the Comprehensive Zoning By-law for the Municipality of Kincardine**

**Fast Holdings Ltd. (c/o Fred Hasan)**

KINCARDINE CON C PT LOT 59;PLAN 210 LOT 83 PT LOT 85 RP;3R2074 PT PART 1 (Tiverton Village), Municipality of Kincardine

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**Whereas** pursuant to 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 Municipality of Kincardine has enacted By-law No. 2003 - 25, a zoning by-law enacted under Section 34 of the said Planning Act; and

**Whereas** the Council of the Corporation of the Municipality of Kincardine desires to amend By-law No. 2003 - 25; now therefore be it

**Resolved** that the Council of The Corporation of the Municipality of Kincardine **Enacts** as follows:

1. That Schedule 'A' to By-law No. 2003 – 25, as amended, is hereby further amended by changing thereon from 'General Agriculture (A1)' Zone, 'Environmental Protection (EP)' Zone and 'Residential One (R1)' Zone to 'General Agriculture Special (A1-hp)' Zone, 'Environmental Protection (EP)' Zone, 'Open Space (OS)' Zone, 'Residential One (R1)' Zone, 'Residential One Special (R1-bw)' Zone and 'Residential Three (R3)' Zone on those lands described as KINCARDINE CON C PT LOT 59;PLAN 210 LOT 83 PT LOT 85 RP;3R2074 PT PART 1 (Tiverton Village), Municipality of Kincardine, as outlined on the attached Schedule 'A'.

2. That By-law No. 2003 – 25, as amended, is hereby further amended by adding the following subsection to Section 12.3 thereof:

Notwithstanding their 'R1' zoning designation, those lands delineated as 'R1-bw' on Schedule 'A' to this By-law shall be used in compliance with the 'R1' zone provisions contained in this By-law, and shall comply with the following regulations which shall prevail in the event of conflict:

- a. The lot area (minimum) shall be 461 square metres;
- b. The lot frontage (minimum) shall be 14 metres.

3. That By-law No. 2003 – 25, as amended, is hereby further amended by adding the following subsection to Section 9.5 thereof:

Notwithstanding their 'A1' zoning designation, those lands delineated as 'A1-hp' on Schedule 'A' to this By-law shall be used in compliance with the 'A1' zone provisions contained in this By-law for a Farm Lot, and shall comply with the following regulations which shall prevail in the event of conflict:

- a. The lot area (minimum) shall be 2.1 hectares;
  - b. The lot frontage (minimum) shall be 20 metres;
  - c. A residential building or structure shall not be permitted;
  - d. A livestock facility or manure storage structure shall not be permitted.
4. 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, as amended.
  5. This by-law may be cited as the "Amendment to Zoning By-law 2003-25, - Fast Holdings Ltd. By-law".

**Read a First and Second Time** this 8<sup>th</sup> day of November, 2023.

**Read a Third Time and Finally Passed** this 8<sup>th</sup> day of November, 2023.

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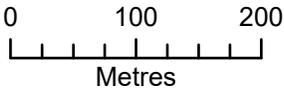
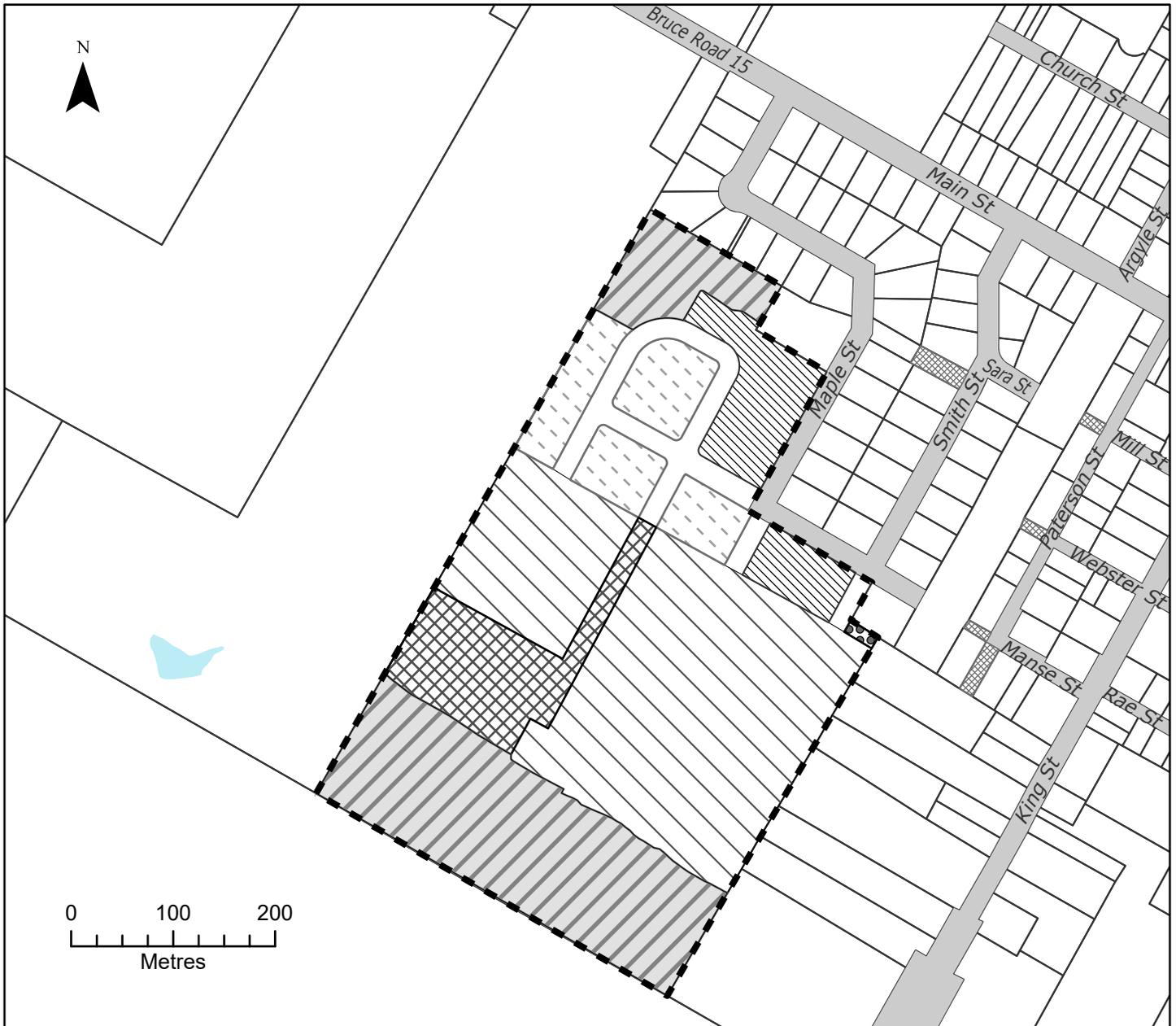
Mayor

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Clerk

# Schedule 'A'

CON C PT LOT 59; PLAN 210 LOT 83 PT LOT 85 RP; 3R2074 PT PART 1 - Roll 410826000612700  
Municipality of Kincardine (Village of Tiverton)



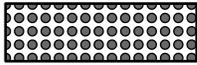
Subject Property



Lands to be zoned R1 - Residential One



Lands to be zoned R3 - Residential Three



Lands to be zoned R1-bw - Residential One Special



Lands to be zoned A1-hp - General Agriculture



Special Lands to be zoned OS - Open Space



Lands to be zoned EP - Environmental Protection

This is Schedule 'A' to the zoning by-law amendment number \_\_\_\_\_ passed this \_\_\_\_\_ day of \_\_\_\_\_

Mayor \_\_\_\_\_

Clerk \_\_\_\_\_