

CORPORATION OF THE MUNICIPALITY OF TWEED

BY-LAW NO. 2023-60

Being a By-Law to Amend Comprehensive Zoning By-law No. 2012-30, as Amended.

WHEREAS By-law No. 2012-30, as amended, is the Comprehensive Zoning By-law governing the lands located within the Corporation of the Municipality of Tweed;

AND WHEREAS the Council of the Corporation of the Municipality of Tweed, having received and reviewed an application to amend By-law No. 2012-30 for the Corporation of the Municipality of Tweed, is in agreement with the proposed changes;

AND WHEREAS authority is granted under Section 34 of the *Planning Act, R.S.O. 1990, c. P.13*, as amended;

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE MUNICIPALITY OF TWEED ENACTS AS FOLLOWS:

1. THAT By-law No. 2012-30, as amended, is hereby amended by the addition of the following to subsection 5 of Section 19 entitled Special RI – Rural Industrial Zones following item 19.5.5 thereof:

RI-6-h Part of Lot 12, Concession 13, Part 1 RP 21R1817, 7896 Highway 37, Hungerford

Notwithstanding any provision of By-law No. 2012-30 as amended to the contrary, on the lands zoned RI-6-h the following provisions shall apply:

- i. A contractor's yard shall be the only permitted use on the severed land.
- ii. Areas shall be established on the severed land not suitable for development due to Minimum Distance Separation requirements.
- iii. The "h" shall be removed by By-law once the owner obtains site plan control approval pursuant to Section 41 of the *Planning Act, R.S.O. 1990, c. P.13*, as amended; enters into a development agreement with the Corporation of the Municipality of Tweed; and obtains the required permits and approvals from the Ministry of Transportation.

All other provisions of the RI Zone and By-law No. 2012-30, as amended, shall apply to the lands zoned RI-6-h.

2. THAT Schedule 'A' to By-law No. 2012-30, as amended, is hereby amended by changing the zone category thereon in accordance with Schedule '1' attached hereto;
3. THAT Schedule '1' attached hereto forms part of this By-law;
4. THAT the lands as identified on Schedule '1' attached hereto and described as Part of Lot 12, Concession 13, Part 1 RP 21R1817, 7896 Highway 37, Township of Hungerford, are hereby zoned Special Rural Industrial Holding (RI-6-h).

5. THAT this By-law shall come into force and take effect immediately upon the passing thereof by the Council of the Corporation of the Municipality of Tweed and pursuant to the provisions of and the regulations made under the *Planning Act, R.S.O. 1990, c. P.13*, as amended.

Read a first, second, and third and final time, passed, signed, and sealed in open Council this 11th day of July, 2023.



MAYOR



CLERK

CORPORATION OF THE MUNICIPALITY OF TWEED

BY-LAW NO. 2023-60

SCHEDULE '1'

This is Schedule '1' to By-law No. 2023-60 amending Comprehensive Zoning By-law No. 2012-30, as amended, for the Municipality of Tweed.

Passed this 11th day of July, 2023.

Dora DeLeonara
MAYOR

Karen Lalonde
CLERK

Location of Subject Lands: Part of Lot 12, Concession 13, Part 1 RP 21R1817, 7896 Highway 37, Hungerford
Rezone approx. 6.4-acre severed lot created by Severance B2/22 to Special Rural Industrial Holding (RI-6-h).
Zoning Amendment ZA9/23
Roll No. of subject parcel 1231-328-020-26910-0000

Land to be rezoned to the Special Rural Industrial Holding (RI-6-h) zone.

