

CORPORATION OF THE MUNICIPALITY OF TWEED

BY-LAW NO. 2019-47

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 24 entitled Special CF – Community Facility Zones becoming item 24.5.12 thereof:

CF-12 Part Lot 144, Plan 284, 238 Metcalf St., Village of Tweed.

Notwithstanding any provision of By-law No. 2012-30 as amended to the contrary, on the lands zoned CF-12 the following provisions shall apply:

- i. The only permitted uses shall be for a food bank and thrift store;
- ii. The minimum lot area shall be 5,628 sq. ft.;
- iii. The minimum lot frontage shall be 42.0 ft.
- iv. The minimum front yard depth shall be 9.0 feet;
- v. The minimum interior side yard on the north side of the existing building shall be 1.0 ft. 8.0 in.
- vi. The minimum interior side yard on the south side of the existing building shall be 11.0 ft. 4.0 in.
- vii. The provisions for off-street parking in accordance with Section 5.30 of Comprehensive Zoning By-law No. 2012-30 shall not apply.

All other provisions of the CF Zone and By-law No. 2012-30, as amended, shall apply to the lands zoned CF-12.

2. THAT SCHEDULE 'D' 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 Lot 144, Plan 284, 238 Metcalf St., Village of Tweed, are hereby zoned Special Community Facility as indicated.
6. 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 and second time this 11th day of September, 2019.

Read a third and final time, passed, signed and sealed in open Council this 11th day of September, 2019.


MAYOR


CLERK

CORPORATION OF THE MUNICIPALITY OF TWEED

BY-LAW NO. 2019-47

SCHEDULE '1'

This is Schedule '1' to By-Law No. 2019-47 amending Comprehensive Zoning By-Law No. 2012-30, as amended, for the Municipality of Tweed.

Passed this 11th day of September, 2019.

Jo-Anne Albert
MAYOR

Bill [Signature]
CLERK

Location of Subject Lands: Part Lot 144, Plan 284, 238 Metcalf St., Village of Tweed
 Zoning Amendment ZA3/19
 Roll No. of subject parcel 1231-231-015-06150-0000

Land to be rezoned to the Special Community Facility (CF-12) zone.

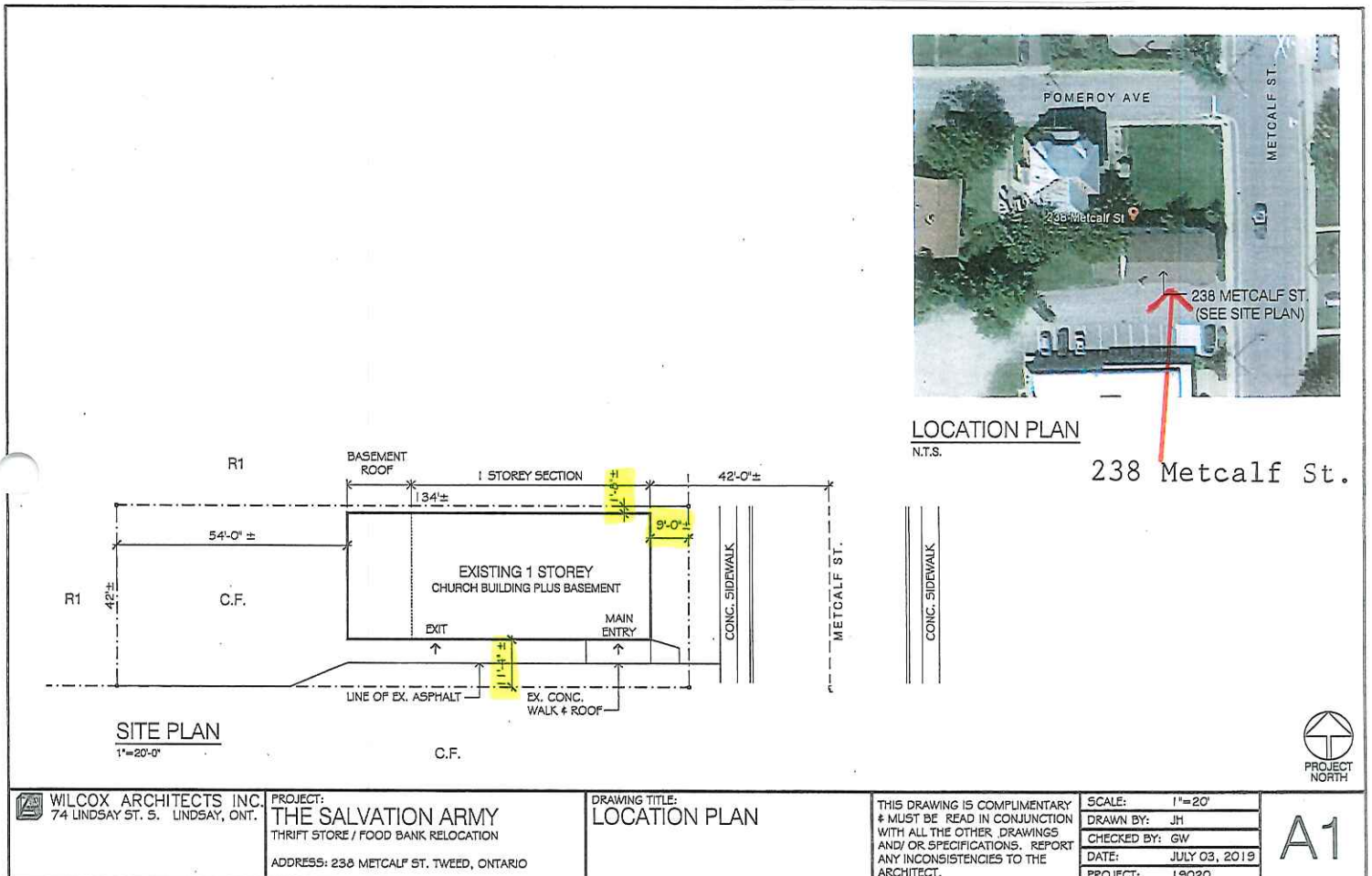
CORPORATION OF THE MUNICIPALITY OF TWEED

KEY MAP

Land Subject of Zoning Amendment Application ZA3/19
 Part of Lot 144, Plan 284, 238 Metcalf St., Village of Tweed

Proposed Zoning to Special Community Facility (CF-12)
 Existing church property to become a food bank and thrift store

Roll No. for subject parcel – 1231-231-015-06150-0000



WILCOX ARCHITECTS INC.
 74 LINDSAY ST. S. LINDSAY, ONT.

PROJECT:
 THE SALVATION ARMY
 THRIFT STORE / FOOD BANK RELOCATION
 ADDRESS: 238 METCALF ST. TWEED, ONTARIO

DRAWING TITLE:
 LOCATION PLAN

THIS DRAWING IS COMPLIMENTARY
 & MUST BE READ IN CONJUNCTION
 WITH ALL THE OTHER DRAWINGS
 AND/OR SPECIFICATIONS. REPORT
 ANY INCONSISTENCIES TO THE
 ARCHITECT.

SCALE: 1"=20'
DRAWN BY: JH
CHECKED BY: GW
DATE: JULY 03, 2019
PROJECT: 19020



A1