

Municipality of Lakeshore

By-law 90-2023

Being a By-law to amend By-law 2-2012, Zoning By-law for the Municipality of Lakeshore (ZBA-11-2023)

Whereas By-law 2-2012 is the Municipality's comprehensive zoning by-law regulating the use of lands and the character, location and use of buildings and structures within the Municipality of Lakeshore;

And whereas the Council of the Municipality of Lakeshore deems it expedient and in the best interest of proper planning to further amend By-law 2-2012;

And whereas this amendment is in conformity with the Lakeshore Official Plan;

Now therefore the Council of the Municipality of Lakeshore enacts as follows:

1. Schedule "A", Map 69 to By-law 2-2012 is amended by changing the zoning classification of the remnant farm parcel resulting from a severance at 3776 Comber Sideroad, legally described as Part of lots 7 and 8 Concession 3, Tilbury; designated as Parts 1, 2, 3, 5, 6, 7, 9, 10, 11, 12, 13 and 14, Plan 12R27973; subject to an easement over Parts 1, 2 and 3, Plan 12R27973 as in R628274; subject to an easement over Parts 2, 6, 10 and 13, Plan 12R27973 as in TN8528; subject to an easement over Parts 9, 10 and 11, Plan 12R27973 as in R590916; subject to an easement as in CE435333; subject to an easement as in CE510888; Town of Lakeshore; which is shown for reference only on Schedule "A" to this by-law, to rezone the remnant farmland to Agriculture Zone Exception 114 (A-114).
2. Section 9.20, Agriculture (A) Zone Exceptions is amended by adding Subsection 9.20.114 to immediately follow Subsection 9.20.113 and to read as follows:

"9.20.114 Agriculture Zone Exception 114 (A-114) as shown on Map 69, Schedule "A" of this By-law.

 - a) Permitted Uses: Notwithstanding Section 7, Table 7.1 or any other provision of this by-law to the contrary, a single unit dwelling shall be prohibited. All other uses are permitted.
 - b) Permitted Buildings and Structures: Notwithstanding Section 7 or any other provisions of this by-law to the contrary, a single unit dwelling shall be prohibited. Buildings and structures for the permitted uses are permitted.

c) Zone Regulations: Notwithstanding Section 8.9 of this By-law to the contrary, the Minimum Lot Area shall be 18.8 hectares.”

3. This by-law shall come into force and take effect from the date of passing by Council and shall come into force in accordance with Section 34 of the *Planning Act*, R.S.O. 1990, c. P. 13.

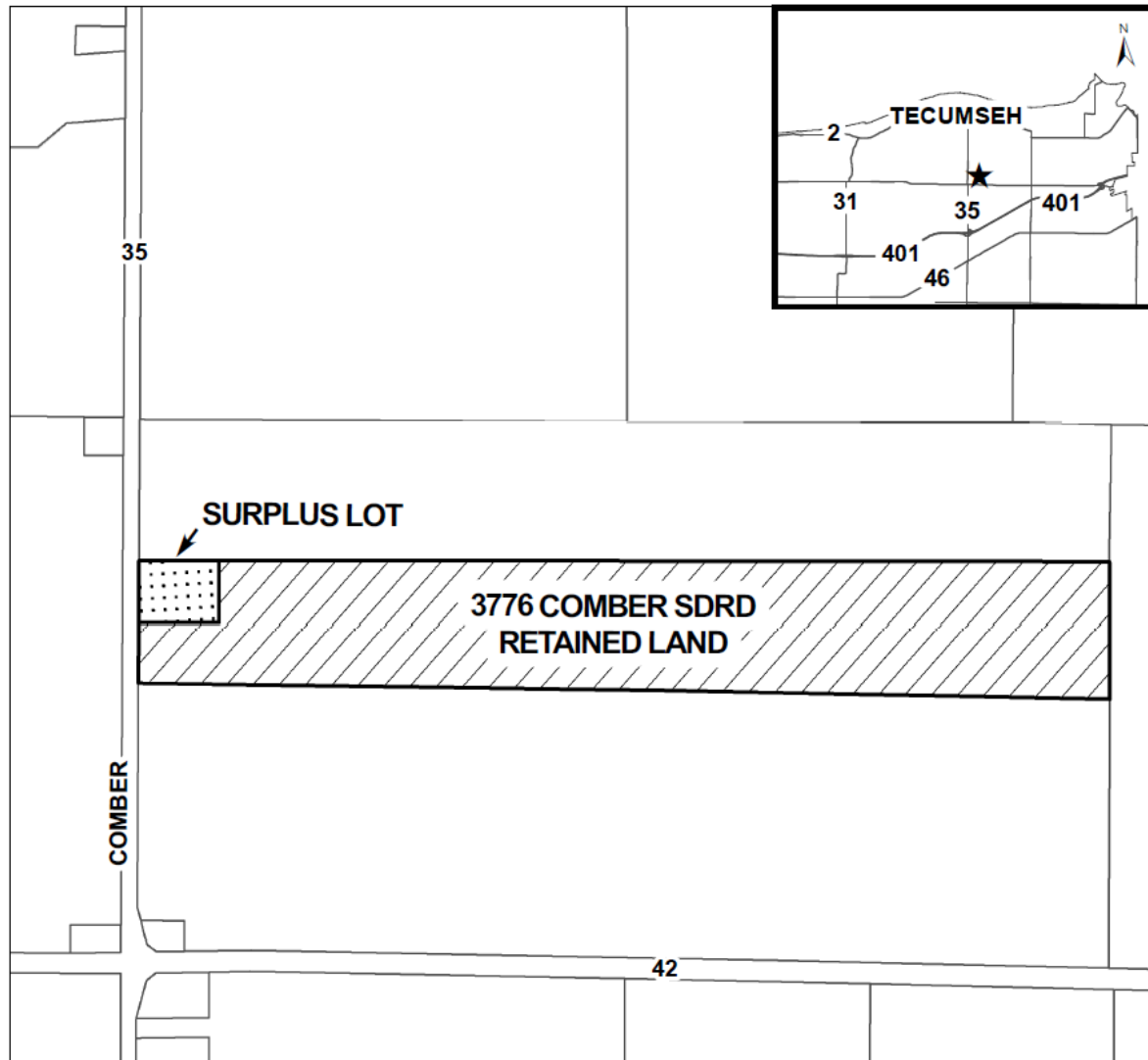
Read and passed in open session on November 21, 2023.

**Mayor
Tracey Bailey**

**Clerk
Brianna Coughlin**

**Schedule “A”
to By-law 90-2023**

Part of lots 7 and 8 Concession 3, Tilbury; designated as Parts 1, 2, 3, 5, 6, 7, 9, 10, 11, 12, 13 and 14, Plan 12R27973; subject to an easement over Parts 1, 2 and 3, Plan 12R27973 as in R628274; subject to an easement over Parts 2, 6, 10 and 13, Plan 12R27973 as in TN8528; subject to an easement over Parts 9, 10 and 11, Plan 12R27973 as in R590916; subject to an easement as in CE435333; subject to an easement as in CE510888; Town of Lakeshore



Amend from “Agriculture (A)” to “Agriculture Zone Exception 114 (A-114)”.